



Two houses for the price of one !!!



Agent Info

Name: ArKadia
Company Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 166,709.6

Location

Country: France
State/Region/Province: Nouvelle-Aquitaine
City: Manot
ZIP code: 16500
Posted: Sep 30, 2025

Description:

Property with two houses on enclosed and wooded land of 2400m². Located in a quiet and pleasant environment, this property close to all amenities, offers great potential thanks to its two independent dwellings. The main house, with a living area of 100m² on a basement of 92m², is composed of a pretty fitted and equipped kitchen, a large living/dining room which is a real bright and pleasant living space where you will appreciate receiving your guests and will love to linger in winter in front of the magnificent fireplace. The house has 3 bedrooms and is of course immediately habitable. The main heating of the house is provided by a wood boiler and concerning sanitation, the house is connected to the sewer system. The second house is a little more dated and needs to be refreshed. It has a living area of 58m² and is composed of a small, pleasant living/dining room, a fitted kitchen, and two bedrooms. There is, of course, a garage for storing vehicles. Heating is provided by an electric boiler, and the house is connected to the mains drainage system. For your information, this house is occupied by a tenant, which generates a significant income. So if you are looking for a good quality property at a very attractive price that could allow you to run a gîte or bed and breakfast business, this property, composed of two houses, is certainly the most suitable for your projects.

Condition: Good
Built: 1970

Common

Bedrooms: 3
Bathrooms: 1



Finished sq. ft.: 158 sq m
Lot Size: 2448 sq m

Room details

Total rooms: 6
Indoor Features: Fitted kitchen

Utility details

Heating Fuel: Coal

Energy efficiency

Energy Use (kWh/m²/year): 335

Building details

Parking: Yes
Number of Garages: 1

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/TXNV-T24817/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 25E8E4C4B5C34704

