



Renovated Single-storey House with Garden and Garage [?] near Mansle - €145160



Agent Info

Name: Christophe GUAY
Company: Agence TIC Ruffec
Name:
Country: France
Experience since: 1985
Service Type: Selling a Property
Specialties:
Property Type: Apartments, Houses
Phone: +33 (545) 710-046
Languages: French
Website: <https://tic-ruffec.com>

Listing details

Property for: Sale
Price: EUR 145,160

Location

Country: France
State/Region/Province: Nouvelle-Aquitaine
City: Mansle
ZIP code: 16230
Posted: Sep 22, 2026

Description:

A single-storey house dating from the late 1970s, renovated using high-quality materials. This property comprises two large bedrooms, a spacious and bright living room and an attached garage, offering all modern comforts and ideal for those looking for a home ready to move into. Situated in a quiet setting, the property is nevertheless located in the village of Luxe, near Mansle, and close to the TER line connecting Poitiers and Angoulême. Local amenities (pharmacy, bakery, small grocery shop) are also available, as well as two restaurants. The village lies along the River Charente, but the property is not at risk of flooding.

A property in excellent condition and full of potential [?] view it soon.

HOUSE

- Open-plan living area with fitted kitchen (40m²): tiled floor, pellet stove, French windows
- Hallway (2m²): tiled floor
- Study (9m²): laminate flooring, 200L water heater
- Shower room (6m²): tiled floor, walk-in shower, washbasin, washing machine connection
- Hallway (4m²): tiled floor
- Toilet (1.50m²): tiled floor
- Bedroom (11m²): laminate flooring, fitted wardrobe, French windows opening onto the terrace
- Bedroom (14m²): floating parquet flooring, built-in cupboard, French windows opening onto the terrace



OUTSIDE

- Adjoining garage (27m2) with concrete floor, a sink, access to the loft and mains electricity
- Garden with 2 fruit trees
- Terrace running the length of the house
- Covered terrace at the front
- Second driveway into the garden

Built: 1978

Common

Bedrooms: 2
Bathrooms: 1
Finished sq. ft.: 88 sq m
Lot Size: 1143 sq m
Floor Number: 1

Room details

Total rooms: 3

Building details

Number of Floors: 1
Orientation: W

Lease terms

Date Available:

Additional information

Virtual tour URL: <https://youtu.be/wjHXGHH1XMA>

Contact information

IMLIX ID: IX9.027.778

