



## Town House in Superb Setting by the River Loir



### Informações do Revendedor

Name:	David Evans
Nome da Empresa:	Cle France Ltd
País:	Reino Unido
Experience since:	
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, French
Website:	<a href="https://clefrance.co.uk">https://clefrance.co.uk</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 175,900

### Localização

Country:	França
CEP:	28800
Adicionado:	27/01/2025

#### Informação adicional:

Town House in Superb Setting by the River Loir, shops on foot this property of approximately 130 m2 living space in the heart of Bonneval close to shops and schools, with private access to the banks of the Loir. Come and discover:

- Ground floor: the large living room with its fireplace and its open equipped kitchen, of more than 47 m2, a warm living room of more than 22 m2 with direct access to the large terrace and a toilet.
- 1st floor: 2 bedrooms, an office / dressing room and a bathroom with toilet.
- Top level: 1 large spacious bedroom and a games / office area.

For the functional side, a garage, a laundry area and a cellar.

#### Advantages:

- Double glazing
- electric roller shutters
- 4 year old boiler
- mains drainage



Come and visit this charming and atypical property with its large and beautiful terrace and its washhouse!

The department of Eure-et-Loir, located in the Centre region is only 1hr 30mins from Paris. The area is praised for the diversity of the landscape and the many activities on hand.

Formerly a play-ground for the King it now attracts the rich and famous, this modern department is a peaceful place with many assets such as rivers, ponds, lakes and forests. The two main nature areas being the Perche and the Beauce. Perche is a wild natural area and Beauce is made up of large open countryside.

Property in the area has much to offer as well. Plenty of Water Mills and Farmhouses can be found at reasonable prices. The rural idyll of peace next to the hustle and bustle of Paris makes it an ideal holiday destination.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit [www.clefrance.co.uk](http://www.clefrance.co.uk)

## **Comum**

Quartos de dormir:	3
Banheiro:	1
Tamanho do lote:	150 m <sup>2</sup>

## **Utility details**

Heating:	Sim
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## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID:

IX6.620.705

