



## Excellent 4 bed Farmhouse & Outbuildings With Barn For Sale in Brillac Charente France



### Informações do Revendedor

Name:	Niall Madden
Nome da Empresa:	Esales Property Limited
País:	Reino Unido
Experience since:	2002
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefone:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 176,023.21

### Localização

Country:	França
State/Region/Province:	Nouvelle-Aquitaine
Cidade:	Brillac
Address:	Brillac
CEP:	16500
Adicionado:	18/03/2025

Informação adicional:

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Esales Property ID: es5553602

les basses mesures  
Brillac  
16500  
France

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, France is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

An attractive large farmhouse with a front garden. To redecorate and put one's own style. Consists of a



kitchen, dining room, bathroom, upper floor 4 bedroom, a room to convert to another bathroom or bedroom.

In the large garage enough room for cars/caravans also a boiler room and loft space. Across the lane through the gate a veg garden. Beyond is the land large barn with land to the side and a wood store with logs ready for a wood burner, far-reaching countryside views for walks or cycling.

An excellent family home with double-glazed french doors and an upper passage window. Electrics to be updated. And the property has a shared septic tank.

## ABOUT THE AREA

Brillac is situated in the Charente department and Nouvelle-Aquitaine region. Charente is a department in the administrative region of Nouvelle-Aquitaine, south western France. It is named after the river Charente, the most important and longest river in the department, and also the river beside which the department's two largest towns, Angoulême and Cognac, are sited.

Nestled in South West France lies the department of Charente. Boasting fantastic weather and countryside, it also offers great value for money when property searching. Whether you're looking for a bustling and lively or more rural pace of life this diverse area has loads to offer. But how to decide where to live in the Charente?

One of the original departments created during the French Revolution, Charente (department 16) is so named after the river that runs alongside its two biggest towns Angoulême and Cognac. This region is steeped in history and culture, is proud of its laid back outdoors based lifestyle and is world famous for the production of Cognac and Pineau de Charente.

Having one of the most desirable climates in France, the region really thrives when it comes to outdoor activities and water sports. The variety of the countryside with its hills, tracks, lakes and rivers provides the perfect backdrop to the wealth of activities on offer. The draw of horse riding, cycling, kayaking, canoeing and the ability to be outside for so much of the year is a reason that lots of families choose this area to settle in. The people, the food and the laid back lifestyle is simply the cherry on the top of this delicious cake.

The Poitou-Charentes area is part of the region Nouvelle Aquitaine (Aquitaine-Limousin-Poitou-Charentes). For the purposes of this guide, we will be focusing on the area roughly covering the popular département of Charente. Note that some people when buying a property in, or doing some buying research on, the Poitou-Charentes region use the word 'Charente' when referring to a broader area than just the département of that name, perhaps because it's the most popular and cheapest of the départements in which to buy. It might be that it's just easier that way.

## MAiN FEATURES:

- 140m<sup>2</sup> of living space
- 6080m<sup>2</sup> land plot further room to develop



- 4 Bedrooms
- 2 Bathrooms
- Stunning Views
- Private Parking
- Private Parking
- Outbuildings & Barn for Redevelopment
- Close to essential amenities for local shops. Bakery, pharmacy, post office
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of France
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

Contact us today to buy or sell property in Charente France fast online

## Comum

Quartos de dormir:	4
Banheiro:	2
Pés quadrados acabados:	140 m <sup>2</sup>
Tamanho do lote:	6080 m <sup>2</sup>

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.726.602

