



## €149950 - Country House with Outbuildings 5 Minutes from Civray



### Informações do Revendedor

Name:	Christophe GUAY
Nome da	Agence TIC Ruffec
Empresa:	
País:	França
Experience since:	1985
Tipo de	Selling a Property
Serviço:	
Specialties:	
Property Type:	Apartments, Houses
Telefone:	+33 (545) 710-046
Languages:	French
Website:	<a href="https://tic-ruffec.com">https://tic-ruffec.com</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 169,879.68

### Localização

Country:	França
State/Region/Province:	Nouvelle-Aquitaine
Cidade:	Civray
Adicionado:	22/04/2025

#### Informação adicional:

Close to Savigne and Civray, this charming 3 / 2-bedroom country house offers a peaceful setting while remaining close to amenities. Nestling in a peaceful setting, it has several outbuildings offering a wealth of possibilities - workshop, storage space or future projects. An ideal place for those looking for tranquillity without giving up the practicality of everyday life.

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#### Ground floor

- Entrance hall (9.5m2): tiled floor
- Shower room (6m2): tiled floor, shower, washbasin, WC, heated towel rail
- Bedroom (20m2): wooden floor
- Bedroom / Lounge (17.5m2): tiled floor, access to first floor



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-Kitchen (27m2): tiled floor, fitted, stove, access to cellar (17m2)

-Utility room (17m2): tiled floor

-Storage room (8m2): tiled floor

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## First floor

-Bedroom (53m2): wooden floor, (height 172cm to a beam); wood-burning stove

-Shower room (10m2): tiled floor, WC, washbasin, shower, heated towel rail

-Dressing room (4m2): wooden floor,

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## Outside

-2 Entrances

-Garage (45m2): concrete, space for 2 cars (one after the other)

-Garage: dirt floor, space for one car

-Metal hangar ideal for a camping car

-Small outbuildings

-Stable (28m2) : earth floor

-Stable (30m2) : earth floor

-Stable (28m2) : earth floor

-All on a surface of 2405m2

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Information on the risks to which this property is exposed is available on the Georisques website:  
[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## Comum

Quartos de dormir: 2



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Banheiro:	2
Pés quadrados acabados:	172 m <sup>2</sup>
Tamanho do lote:	2.405 m <sup>2</sup>

## Room details

Total rooms:	4
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## Building details

Número de pisos:	2
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## Lease terms

Date Available:

## Informação adicional

Virtual tour URL:	<a href="https://www.youtube.com/embed/fmH4qHZW2u0">https://www.youtube.com/embed/fmH4qHZW2u0</a>
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## Contact information

IMLIX ID:	IX6.828.612
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