



## Pleasantly situated on landscaped grounds for sale - 5 rooms - 104 m<sup>2</sup> - RUFFiAC - (56140), 237,375.00 €

### Informações do Revendedor

Name:	Linda Monks
Nome da Empresa:	D-Habitat L'Agence
Empresa:	Immobilie
País:	França
Experience since:	
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telephone:	+33 (297) 671-793
Languages:	English, French
Website:	<a href="https://www.propertyforsaleinbrittany.co.uk">https://www.propertyforsaleinbrittany.co.uk</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 278,089.17

### Localização

Country:	França
State/Region/Province:	Bretanha
Cidade:	Ruffiac
CEP:	56140
Adicionado:	13/05/2026

### Informação adicional:

Pleasantly situated on landscaped grounds in the heart of Ruffiac (midway between Malesstroit and La Gacilly), this charming detached house, built in 2008, is for sale. The ground floor comprises an entrance hall, a fitted kitchen opening onto a living/dining room, a bedroom, a shower room, and a WC. Upstairs, there is a large landing suitable for use as an office, two bedrooms, a family bathroom, and a WC. A garage is attached. The property sits on a beautiful 1608 m<sup>2</sup> plot, which is buildable and could be subdivided. Viewing highly recommended! (5.50 % fees incl. VAT at the buyer's expense.)

### Further informations

Number of room(s) : 5

Number of bedroom(s) : 3

Habitable area : 104,00 m<sup>2</sup>



Lounge size : 35 m<sup>2</sup>

Price : 237 375 € HAI

including 5,50 % of fees, at the expense of the purchaser

Ground area : 1 608 m<sup>2</sup>

Number of bathroom(s) : 1

Heating : Électrique

Garden : Yes

Price excluding fees : 225 000 €

Reference : 11984M

## Comum

Quartos de dormir:	3
Banheiro:	2
Pés quadrados acabados:	104 m <sup>2</sup>
Tamanho do lote:	1608 m <sup>2</sup>

## Room details

Indoor Features: Fitted kitchen

## Building details

Number of Garages: 1

## Lease terms

Date Available:

