



Partially Renovated Single-Storey Old Barn - €129,000



Informações do Revendedor

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

Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 129,000

Localização

Country:	França
State/Region/Province:	Nouvelle-Aquitaine
Cidade:	Aunac
CEP:	16460
Adicionado:	23/05/2026

Informação adicional:

A partially renovated former barn just a stone's throw from the centre of the village of Aunac-sur-Charente. Only the living room remains to be finished, but the property is ready to move into immediately. Entirely on one level, everything has been renovated to allow people with reduced mobility to move freely around the house. Already fitted with solar panels providing complete energy self-sufficiency, the house is heated by thermal storage radiators (with a lifetime guarantee), is perfectly insulated and is connected to mains drainage. The roof is made of sheet metal and will never need replacing. Numerous outbuildings adjoining the house open up a range of possibilities for extensions or other developments. A lovely garden with beautiful views surrounds the house. A must-see!

Ground floor

Living room (56m²): concrete floor, sliding French windows, mezzanine, insulated but unpanelled ceiling, stone walls

Hall (4m²): tiled floor

Fitted kitchen (23m²): tiled floor

Utility room (12m²): tiled floor, dual-flow mechanical ventilation (one motor needs replacing), cellar below of approx. 30m², hatch to the loft (can be converted)

Shower room (11m²): tiled floor, double washbasin, walk-in shower, water heater, water softener



Bedroom (11m2): laminate flooring
Toilet (2m2): tiled floor
Hallway (5m2): tiled floor
Bedroom (16m2): laminate flooring, cupboard
Bedroom (16m2): laminate flooring, dressing
Outside
20 solar panels (on the roof for selling surplus electricity and in the garden for domestic use)
Carport
Garden with 6 cherry trees
Covered terrace
2 hangars (one with space for 2 cars and the other with space for 3 cars)

Comum

Quartos de dormir: 3
Banheiro: 1
Pés quadrados acabados: 156 m²
Tamanho do lote: 2830 m²
Floor Number: 1

Room details

Total rooms: 5

Building details

Número de pisos: 1
Orientation: SE

Lease terms

Date Available:

Informação adicional

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

Contact information

IMLIX ID: IX8.504.839

