



## Detached Country House with Open View



### Информация об агенте

Название:	David Evans
Название компании:	Cle France Ltd
Страна:	Великобритания
Experience since:	
Тип услуг:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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### Детали объявления

Недвижимость:	На продажу
Цена:	USD 183,866.79

### Местоположение

Страна:	Франция
Область:	Бретань
Город:	Pleine-Fougeres
Почтовый индекс:	35610
Добавлено:	10.06.2025

#### Описание:

Not too far from the village of Pleine Fougeres, nestled in a quiet rural hamlet close to all amenities. Stone house with garden of approximately 1,600m<sup>2</sup>. The renovated single-story house has great potential for expansion with the possible development of the upper floor. The house currently has a beautiful 43m<sup>2</sup> living room with an open-plan equipped kitchen and a living room with a wood-burning stove. A spacious bedroom adjoining the shower room. A laundry room with a toilet.

The land is enclosed and the house has a garage.

The sanitation system is compliant.

Heating system by pellet stove.

Apologies for the For Sale overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

The department of Ile-et-Vilaine's coastline heads westward from Mont-Saint-Michel to an estuary 5



miles west of Dinard and includes the rocky Cote d'Émeraude and the Rance River estuary where the towns of Saint-Malo and Dinard are located.

Rennes, the department's capital, is located centrally and is situated on the Ile et Rance Canal which connects the north flowing Rance river with the Vilaine river that flows south-westerly into the Atlantic.

Oysters are still cultivated along the coast near Cancale but as the fishing industry has declined, the coastal resorts have become important tourist destinations.

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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.

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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.

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Состояние: Good

## Общие

Спальни: 1  
Ванные комнаты: 1  
Площадь участка: 1600 кв м

## Utility details

Heating: да

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX7.114.972



# IMLIX

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