



## Detached Bungalow With A Pleasant Outlook - €107,500



### Информация об агенте

Название:	Christophe GUAY
Название компании:	Agence TIC Ruffec
Страна:	Франция
Experience since:	1985
Тип услуг:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Телефон:	+33 (545) 710-046
Languages:	French
Веб-сайт:	<a href="https://tic-ruffec.com">https://tic-ruffec.com</a>

### Детали объявления

Недвижимость:	На продажу
Цена:	USD 126,782.04

### Местоположение

Страна:	Франция
Область:	Nouvelle-Aquitaine
Город:	Chef-Boutonne
Почтовый индекс:	79110
Добавлено:	30.05.2025

#### Описание:

Pleasant detached 2/3 bedroomed property in an attractive semi-rural location, less than 10 minutes from the market town of Chef-Boutonne which has all main amenities.

The property is mainly ground-floor living, but a converted attic room can be used as a third bedroom. It is currently accessed by a pull-down ladder, but a staircase could be added.

To the rear of the property is a lovely covered terrace for outdoor entertaining and dining.

Furniture can be included.

Ground floor :

Entrance hall (8m<sup>2</sup>) Tiled floor

Storeroom (2.25m<sup>2</sup>)

WC

Kitchen (7.5m<sup>2</sup>) with a range of fitted cupboards. Views over the garden, and a glazed door to the covered terrace. Tiled floor

Lounge/dining-room (27m<sup>2</sup>) with glazed doors to the covered terrace. Tiled floor.

Bedroom 1 (19m<sup>2</sup>) Wooden floor

Bedroom 2 (9.5m<sup>2</sup>) Laminate floor

Shower room (4.5m<sup>2</sup>). Shower, handbasin and WC. Heated towel-rail. Tiled floor

Corridor (7.5m<sup>2</sup>) with access to the attic/3rd bedroom



## Outside :

Large covered terrace to the rear

Courtyard to the front with off-road parking for several cars, and large garden shed (with electricity)

Mature garden to the rear

## Общие

Спальни:	2
Ванные комнаты:	1
Готовые кв.м.:	86 кв м
Площадь участка:	1685 кв м
Floor Number:	1

## Room details

Total rooms:	4
--------------	---

## Building details

Количество этажей:	1
Orientation:	N

## Lease terms

Date Available:

## Дополнительная информация

Virtual tour URL: <https://youtu.be/my-sDSmYcek>

## Contact information

IMLIX ID: IX7.344.897

