



## Village House with Large Outbuilding at rear - €49,950



### Информация об агенте

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### Детали объявления

Недвижимость:	На продажу
Цена:	USD 58,865.41

### Местоположение

Страна:	Франция
Область:	Nouvelle-Aquitaine
Город:	Манль
Почтовый индекс:	16230
Добавлено:	04.12.2025

#### Описание:

Three bedroom house with lots of potential for expansion due to its huge attached outbuilding. There are two small non-attached plots of land and an adjoining courtyard to the rear. The property is "in its original state" and in need of renovation, mainly decorative; however, major work is required on the electricity, drainage and window frames. There is gas central heating (tank). The property is located in a small village, close to Mansle and just a few hundred metres from a train station with links to Poitiers and Angouleme.

#### Ground floor

- Single kitchen (20m<sup>2</sup>): tiled floor
- WC (2m<sup>2</sup>): tiled floor
- Utility room (3m<sup>2</sup>): tiled floor
- Living room (25m<sup>2</sup>): tiled floor, wood burner, cupboard
- Shower room (5m<sup>2</sup>): tiled floor, bidet, shower, washbasin, water heater with bottled gas
- Bedroom 1 (17m<sup>2</sup>): wooden floor
- Bedroom 2 (12m<sup>2</sup>): wooden floor, pass through bedroom 1 to reach it, French window opening onto a private road.

#### 1st floor

- Bedroom 3/or large landing (28m<sup>2</sup>): wooden floor



- Bedroom 4 (25m2): wooden floor, pass through bedroom 3 to reach it
  - Bedroom 5 (20m2): floor, go through bedroom 3 to reach it, cupboards
- Outside
- Wine store
  - Garden
  - Attached barn at rear with first floor
  - Double chai

## Общие

Спальни:	5
Ванные комнаты:	1
Готовые кв.м.:	157 кв м
Площадь участка:	495 кв м
Floor Number:	1

## Room details

Total rooms:	6
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## Building details

Количество этажей:	1
Orientation:	S

## Lease terms

Date Available:

## Дополнительная информация

Virtual tour URL: <https://youtu.be/OvRGjfyJ2bc>

## Contact information

IMLIX ID: IX8.009.872

