



## Maison avec un parc arboré et un gite



### Информация об агенте

Название:	ArKadia
Название компании:	
Страна:	Великобритания
Телефон:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Детали объявления

Недвижимость:	На продажу
Цена:	USD 269,784.91

### Местоположение

Страна:	Франция
Почтовый индекс:	43450
Добавлено:	09.04.2026
Описание:	

In the town of Espalem, in a calm and green environment, discover this charming real estate complex located on a magnificent enclosed and wooded park of 2,864 m<sup>2</sup>, not overlooked. You will enjoy a pleasant exterior with carport allowing parking for two vehicles, ideal for fully enjoying the tranquility of the place.

The main house with an area of 136m<sup>2</sup> consists of an entrance leading to a fitted and equipped kitchen as well as a convivial living area, with direct access to the cellar. Upstairs, you will find three bedrooms as well as a bathroom with WC. On the half level, a superb terrace offers a particularly appreciable open view. The top floor offers a sloping room including a bedroom and a bathroom with WC. An attached garage completes this property.

An independent gîte of 73 m<sup>2</sup>, fully furnished, enriches the whole. It consists of a fitted kitchen, a beautiful open living room with a central fireplace and high ceilings, a bathroom, a separate toilet, a busy room and a bedroom, ideal for a seasonal rental activity or to accommodate family and friends.

The whole is completed by a third house to renovate, offering strong potential and real added value for a tourist, rental or professional project.

A rare property in the area, combining a privileged living environment and multiple possibilities. Here, you don't just buy a house... you invest in a life project.

Построен:	1948
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## Общие

Спальни:	4
Готовые кв.м.:	209 кв м
Площадь участка:	2864 кв м

## Room details

Total rooms:	5
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## Energy efficiency

Energy Use (kWh/m <sup>2</sup> /year):	354
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## Lease terms

Date Available:

## Дополнительная информация

URL вебсайта:	<a href="http://www.arkadia.com/AGHX-T722719/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/AGHX-T722719/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	1624329
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