



MAISON DE VILLAGE, 3 chambres



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 154,313.87

Местоположение

Страна:	Франция
Область:	Nouvelle-Aquitaine
Город:	Les Essards
Почтовый индекс:	17250
Добавлено:	12.04.2026

Описание:

Located in the peaceful town of Essards, 10 minutes from Saintes, 25 minutes from Rochefort and 30 minutes from Royan.

This house enjoys an ideal location for those seeking tranquility while remaining close to the roads leading to Saintes or Rochefort. An authentic living environment, perfect for a serene village life.

The property has an exterior of 87 m². Easy to maintain and without major constraints, this space will allow you to enjoy the beautiful days (terrace, small garden and parking space) without spending all your weekends. A perfect compromise for those who want a "turnkey" green space.

With an area of about 86 m², this house from 1850 has been designed to be functional and warm:

Living space: A room of character with its exposed beams, creating a cozy atmosphere, complemented by a fitted kitchen.

Night area: 3 bedrooms, ideal for a small family or to create an office space.

Comfort: A modern bathroom and 1 toilet on each level.

Anne-Gaëlle's opinion: This house is the ideal gem for a first-time buyer or investor. Why? Because it has all the advantages: charm, good energy performance (Class D), and very low taxation with a property tax



of only €294. It is a smart, healthy purchase ready to live on.

Построен: 1850

Общие

Спальни: 3
Ванные комнаты: 1
Готовые кв.м.: 86 кв м
Площадь участка: 147 кв м

Room details

Total rooms: 4

Energy efficiency

Energy Use (kWh/m²/year): 217

Lease terms

Date Available:

Дополнительная информация

URL вебсайта: http://www.arkadia.com/AGHX-T726819/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 1638123

