



Single Storey Villa With Garden



Emlakçı Bilgisi

İsim:	David Evans
Şirket Adı:	Cle France Ltd
Ülke:	United Kingdom
Experience since:	
Hizmet tipi:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefon:	+44 (1440) 820-358
Languages:	English, French
Web sitesi:	https://clefrance.co.uk

İlan Detayları

İçin mülk:	Satılık
Fiyat:	USD 331,690.46

Konum

Ülke:	France
Eyalet/Bölge/ Şehir:	Pays de la Loire
Şehir/İlçe:	Saint-Paterne
Posta kodu:	72610
Yayınlandı:	27.10.2025
Açıklama:	

We offer this single-story house built in 2023. Located just 2 km from Alençon town center, it comprises an entrance hall, a beautiful living room, a fully fitted and equipped open kitchen with terrace access, a hallway, three beautiful bedrooms, one with a shower, a spacious bathroom (walk-in shower) and bathtub, and a toilet.

Utility room/laundry room. Garage with automatic door.

Underfloor heating/Air/Water heat pump system - Very low consumption. Enclosed garden and parking.

Excellent general condition. All you need to do is move in your furniture!

To discover this property, contact us without delay.

The department of Sarthe is located in the Pays de la Loire region, it is a sparsely populated rural department, half of the inhabitants live in the city of Le Mans and its surroundings.

Landscapes here are diverse and include beautiful valleys, mountains and woodland; it is an idyllic location for nature lovers. It is bordered by the Orne, Eure-et-Loir, Loir-et-Cher, Indre-et-Loire, Maine-



et-Loire and Mayenne departments.

In the centre of Sarthe, Le Mans is famous for the 24hr car race. Sable sur Sarthe and La Fleche are the two main economic centres after Le Mans, a visit to La Fleche Zoo is recommended.

The climate is better than Normandy and Brittany and differs from the south to the north of the department, hazy and slightly chillier to the north, milder and dryer in the south where the land is good for wine-growing.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

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.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

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.

For everything you need to know about French property visit www.clefrance.co.uk

Genel Bilgiler

Yatak odası:	3
Banyo:	2
Arazi Büyüklüğü:	488 m2

Utility details

Heating:	Evet
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Lease terms

Date Available:

Contact information

IMLIX ID:	IX7.726.921
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IMLIX

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<https://www.imlix.com/tr/>

