



Detached Country House with Open Views



Emlakçı Bilgisi

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Ülke:	United Kingdom
Experience since:	
Hizmet tipi:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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İlan Detayları

İçin mülk:	Satılık
Fiyat:	EUR 199,500

Konum

Ülke:	France
Eyalet/Bölge/ Şehir:	Nouvelle-Aquitaine
Şehir/İlçe:	Ruelle-sur-Touvre
Posta kodu:	16600
Yayınlandı:	11.03.2026
Açıklama:	

In a very quiet location, with a beautiful unobstructed view of the countryside, discover this house with a semi-basement, built in 1981, offering approximately 97 m2 of living space. It sits on a 3,400 m2 enclosed plot with an electric gate and paved driveway. The house also benefits from its proximity to public transport, with STGA buses just 50 meters away. Layout: Entrance hall, fitted kitchen (Ixina), bright 32.50 m2 living room with fireplace insert, 3 bedrooms (10.40 m2, 11.75 m2, 11.65 m2), shower room, separate WC.

Features: PVC double-glazed windows, updated insulation, septic system updated in 2022, electric heating plus a wood-burning insert that can heat the house. An ideal property for those seeking peace and quiet, a large plot of land, and an unobstructed view, while remaining close to amenities.

The department of Charente is located in the centre-west of France and is part of the Poitou-Charentes region along with Deux Sevres, Charente Maritime and the Vienne department.

Its name as is often the case comes from the river Charente which snakes through the department. Two local dialects are spoken in the area, Saintongeais in the west and Occitan to the east.

Charente is a thriving department for several reasons, Cognac production is one of the most interesting



and profitable industries, the export level of approx. 95% is a success, the consumption in France being only 5% (some say they keep the best 5% in France!).

The department has many typical towns, Angouleme in the south east for example hosts an international festival that attracts hundreds of visitors and is not to be missed.

The region is popular with hikers, bikers and nature lovers who like to discover the woodlands, lakes and streams that are part of this amazing landscape.

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.

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Durum: Good

Genel Bilgiler

Yatak odası: 3
Banyo: 1
Arazi Büyüklüğü: 3400 m2

Room details

Indoor Features: Fitted kitchen

Utility details

Heating: Evet

Lease terms

Date Available:



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

Contact information

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IX8.259.038

