



Village house to renovate, strong investment opportunity



Emlakçı Bilgisi

İsim:	ArKadia
Şirket Adı:	
Ülke:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

İlan Detayları

İçin mülk:	Satılık
Fiyat:	USD 92,705.56

Konum

Ülke:	France
Eyalet/Bölge/ Şehir:	Nouvelle-Aquitaine
Şehir/İlçe:	Aumagne
Posta kodu:	17770
Yayınlandı:	20.04.2026

Açıklama:

Located in the peaceful village of Aumagne, with bar/restaurant, just 15 minutes drive from Aulnay and St-Jean-d'Angély, this spacious village house offers great potential for renovation, with most of the major work already completed. On the ground floor, there is a large kitchen, a bright sitting room with fireplace and insert, and an office area offering flexible use as a study or additional living space. WC. Upstairs, you will find three good-sized bedrooms, a large family bathroom, and two useful storage rooms. Major improvements have already been made, including insulated roof, updated electrics, double glazing, new hot water tank and mains drains ready to connect. Outside, a courtyard garden provides a private and manageable outdoor space for dining or relaxing. Within an hour of the beautiful beaches of the Atlantic coast and La Rochelle airport ☑ ideal for budget airline connections ☑ this property is perfectly placed for holidays, weekends away, or year-round living. An excellent investment project or lock-up-and-leave home in the heart of the Charente-Maritime countryside.

Durum:	Must be reformed
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Genel Bilgiler

Yatak odası:	3
Banyo:	1
Bitmiş metrekare:	150 m2
Arazi Büyüklüğü:	127 m2

Room details

Total rooms:	4
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Utility details

Heating Fuel: Coal

Energy efficiency

Energy Use (kWh/m²/year): 282

Building details

Kat Sayısı: 2

Lease terms

Date Available:

Ek Bilgiler

Web Sitesi URL'si: http://www.arkadia.com/TXNV-T30936/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 955F99F97ACB4C7F

