

[Click to view MFH-DIN12067-FD](#)

House for sale in Miniac Morvan in Brittany

Miniac Morvan , Ille-et-Vilaine , Brittany



€263,125

inc. of agency fees

4 Beds 97.61 sqm 0.01 ha

15 minutes from Saint Malo, located in the dynamic town of Miniac-Morvan, where you will find all shops as well as a health center, primary schools, and...

At a Glance

Reference	MFH-DIN12067-FD	Near to	Miniac Morvan	Price	€263,125
Bed	4	Pool	No	Hab.Space	97.61 sqm
Land	0.01 ha			Land Tax	N/A

Property Description

15 minutes from Saint Malo, located in the dynamic town of Miniac-Morvan, where you will find all shops as well as a health center, primary schools, and easy access to school and public transport. This stone town house includes on the ground floor a beautiful living room of approximately 35sqm with its fitted kitchen opening onto the dining and living area. A toilet and a laundry room. On the first floor, a landing leading to two beautiful bedrooms and a bathroom. On the second floor, two large bedrooms and a landing. Terrace of 14 sqm facing south, This house has benefited from a complete renovation (insulation, change of the frames

to sound glazing, heating method) which was finished at the beginning of 2020. This house is currently rented until the end of 2024 (5.25 % fees incl. VAT at the buyer's expense.)

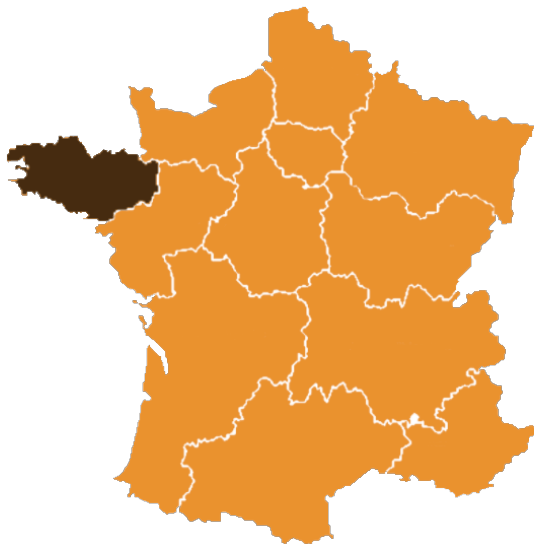
Summary

Property type:	House
Bedrooms:	4
Price	€263,125

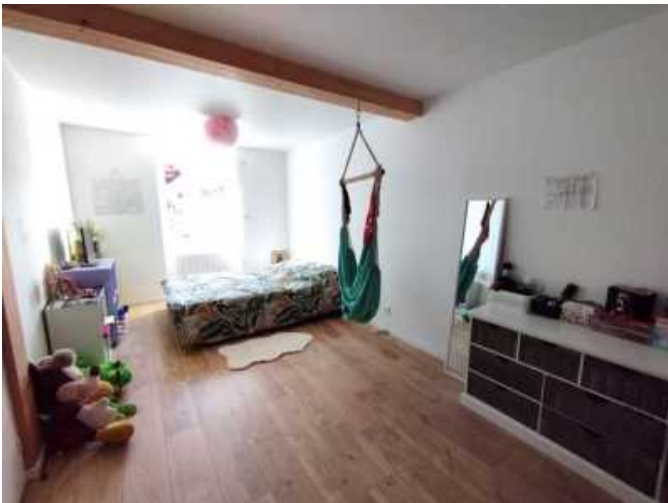
Key Information

Year Built:	1949
Internal Area:	97.61 sqm
Land Area:	0.01 ha
Property Features:	
• Orientation:	sud

Location: Brittany



Gallery





As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates