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## House for sale in Megrit, Brittany

Megrit , Côtes-d'Armor , Brittany



# €369,200

inc. of agency fees

3 Beds      155 sqm      0.56 ha

Super location, just on the edge of a pretty village of stone houses, with open views over the surrounding countryside. The bourgeois style granite detached property offers ; a large living and dining...

### At a Glance

<b>Reference</b>	MFH-DIN12297-CL	<b>Near to</b>	Megrit	<b>Price</b>	€369,200
<b>Bed</b>	3	<b>Pool</b>	No	<b>Hab.Space</b>	155 sqm
<b>Land</b>	0.56 ha			<b>Land Tax</b>	N/A

### Property Description

Super location, just on the edge of a pretty village of stone houses, with open views over the surrounding countryside. The bourgeois style granite detached property offers ; a large living and dining room leading to an open plan kitchen, opening onto a super decking with its summer kitchen, spa, large family sized terrasse , a large utility and boiler room, garage, carport, wc. Upstairs, 2 bedrooms, an office or library, large family bathroom and a wc. Up again to the top floor, you shall find a huge bedroom suite, easily converted to two good sized bedrooms if wished. The exterior is nicely landscaped and enclosed, offering entertaining space, a

covered terrace, paddock, and garden all around the property, including a majestic oak. At the entrance, motorized gate, large driveway and courtyard. The geographical location is also excellent, between N 176 and N12, 5 minutes from the picturesque village of Jugon les Lacs, 20 minutes from Lamballe and Dinan, 30 minutes from the fine sandy beaches of the Emerald Coast, A real favorite, Golf 9 holes 15 mins away, TGV station in Lamballe 20 mins away, 10 mins from Wake park in Dolo, many points of interest nearby! (4.00 % fees incl. VAT at the buyer's expense.)

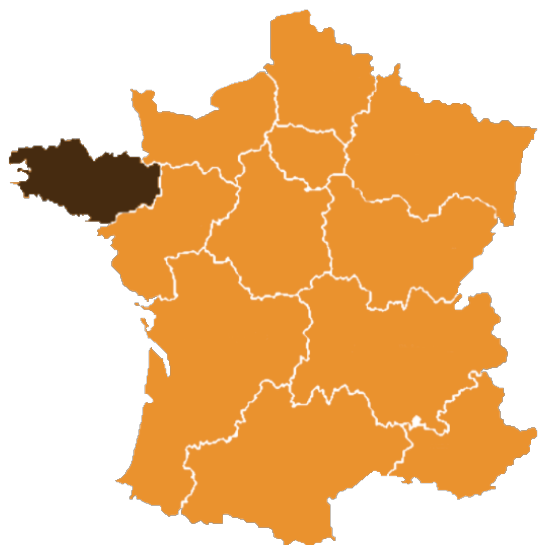
## Summary

Property type:	House
Bedrooms:	3
Price	€369,200

## Key Information

Internal Area:	155 sqm
Land Area:	0.56 ha
Has a Garden	Yes

## Location: Brittany





# Gallery









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**C. BAUER – Sunday Times**

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