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## Lovely Stone Longere With Outbuilding in Brittany

Séglien , Morbihan , Brittany



# €157,501

inc. of agency fees

3 Beds 1 Baths 120.74 sqm 0.16 ha

At the end of a dead end and located in a rural hamlet, please discover this beautiful farmhouse of 120 m2, built...

### At a Glance

<b>Reference</b>	MFH-MJW02173	<b>Near to</b>	Séglien	<b>Price</b>	€157,501
<b>Bed</b>	3	<b>Bath</b>	1	<b>Hab.Space</b>	120.74 sqm
<b>Land</b>	0.16 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

At the end of a dead end and located in a rural hamlet, please discover this beautiful farmhouse of 120 m2, built on a plot of 1600 m2 with outbuilding to renovate. Chariming, this home configured as follows: conservatory, living room/living room with insert, new kitchen, bedroom, bathroom, WC and laundry room (direct access); on the bright upper floor, a landing, two storage rooms, bathroom/WC and three bedrooms,

one of which has access from the outside, which gives possibilities to separate. Carte blanche for the beautiful stone building opposite, well present on the land. The big plus: roof and electricity redone  
Individual sanitation to be reviewed. The small town of GUÉMÈNE-SUR-SCORFF and its shops just 6 km away, the town of PONTIVY 20 km away. Contact us

## Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€157,501

## Key Information

Internal Area:	120.74 sqm
Land Area:	0.16 ha

## Location: Brittany



# Gallery









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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**.

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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.

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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.

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