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## Family House In The Village in Brittany

Malguénac , Morbihan , Brittany



**€225,750**

inc. of agency fees

6 Beds      116 sqm      0.06 ha

In the village of Malguénac where life is good, discover this pretty house with a fully renovated basement. The...

### At a Glance

Reference	MFH-MJW02208	Near to	Malguénac	Price	€225,750
Bed	6	Pool	No	Hab.Space	116 sqm
Land	0.06 ha			Land Tax	N/A

### Property Description

In the village of Malguénac where life is good, discover this pretty house with a fully renovated basement. The visit begins with a warm and cozy living room with a wood stove, ideal for winter evenings, then a nicely fitted and practical kitchen, which serves two beautiful bright bedrooms. Also, a third bedroom, as well as a bathroom and a toilet. The upper floor has been entirely created and allows you to enjoy 3 additional bedrooms as well as a convertible attic, possibility of creating a bedroom, an office or a dressing room. The basement consists of a laundry area, a technical room and the garage with motorized gate. You

will be charmed by the services offered by this house, namely the recent installation of a heat pump, a wood stove, completely redone electricity, the installation of solar panels, creation of a window upstairs and installation of solar shutters. The house will also seduce you with its proximity to amenities such as: 2 schools, bus stop, grocery store, bakery... and all this just 6km from Pontivy. Look no further, this property is made for you

### Summary

Property type:	House
Bedrooms:	6
Price	€225,750

### Key Information

Year Built:	1967
Internal Area:	116 sqm
Land Area:	0.06 ha

### Location: Brittany



## Gallery













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## 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.

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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.

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