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## House for sale in Corseul in Brittany

Corseul , Côtes-d'Armor , Brittany



# €195,000

inc. of agency fees

4 Beds   1 Baths   85.28 sqm   0.18 ha

Located in a quiet and peaceful hamlet boasting with typical charm and a lovely community feel, just 3 minutes from a popular village with excellent local amenities, 10 minutes from the centre of Dinan...

### At a Glance

<b>Reference</b>	MFH-DIN12384-CL	<b>Near to</b>	Corseul	<b>Price</b>	€195,000
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	85.28 sqm
<b>Land</b>	0.18 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Located in a quiet and peaceful hamlet boasting with typical charm and a lovely community feel, just 3 minutes from a popular village with excellent local amenities, 10 minutes from the centre of Dinan and 15 minutes to the sea, this delightful cottage would make a perfect family home or holiday home. The spacious accommodation comprises on the ground floor, a fully fitted and equipped farmhouse kitchen / dinner and a living room with feature fireplace and wood burner. On the first floor a light and airy landing leads to three double bedrooms and a single bedroom, a family bathroom with WC and a second separate WC. The

property is set back from the hamlet lane and has a pretty front garden, a sunny terrace at the back and a garden of approximately 1800m<sup>2</sup>, nestled in pretty and hilly country setting offering pastoral views, with separate gated vehicular access. A real heartstopper !  
ional clientele. (5.98 % fees incl. VAT at the buyer's expense.)

## Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€195,000

## Key Information

Internal Area:	85.28 sqm
Land Area:	0.18 ha
Has a Garden	Yes

## Location: Brittany



## Gallery







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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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