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## House for sale in Ereac in Brittany

Ereac , Côtes-d'Armor , Brittany



# €183,380

inc. of agency fees

5 Beds   1 Baths   123 sqm   0.09 ha

Super family home, views over the countryside, not far from the village of Ereac. The property has a spacious living room with wood burning insert stove,...

### At a Glance

<b>Reference</b>	MFH-DIN12392-G	<b>Near to</b>	Ereac	<b>Price</b>	€183,380
<b>Bed</b>	5	<b>Bath</b>	1	<b>Hab.Space</b>	123 sqm
<b>Land</b>	0.09 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Super family home, views over the countryside, not far from the village of Ereac. The property has a spacious living room with wood burning insert stove, open plan kitchen and dining room, two downstairs bedrooms, a bathroom and a wc. Upstairs, three good sized bedrooms, a shower room with w, plenty of storage space.

Air heat pump for efficient heating and hot water, up to date septic tank system.

Garage and boiler room, plenty of parking and gardens to the front and rear. (6.00 % fees incl. VAT at the

buyer's expense.)

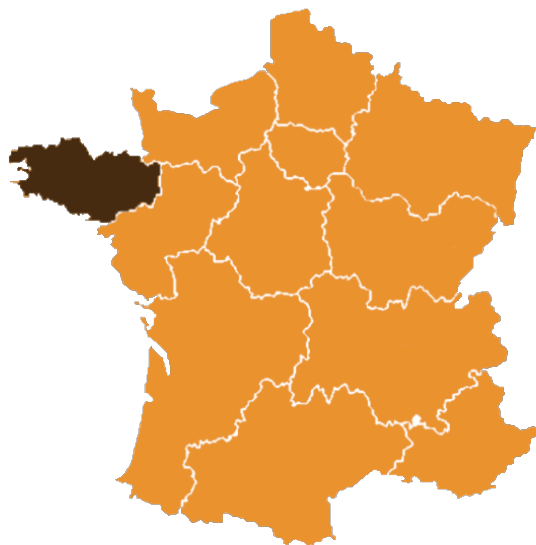
## Summary

Property type:	House
Bedrooms:	5
Bathrooms	1
Price	€183,380

## Key Information

Internal Area:	123 sqm
Land Area:	0.09 ha
Has a Garden	Yes

## Location: Brittany



## Gallery







## As Featured in

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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.

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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.

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

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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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