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## House for sale in Pleneuf Val Andre, Brittany

Pleneuf Val Andre , Côtes-d'Armor , Brittany



**€546,500**

inc. of agency fees

4 Beds      148 sqm      0.29 ha

2 Miles from the superb beaches of Pleneuf Val André, quietly located in a small residential street surrounded by green countryside, this contemporary house with heated sand filter salt swimming pool,...

### At a Glance

<b>Reference</b>	MFH-DIN11921-CL	<b>Near to</b>	Pleneuf Val Andre	<b>Price</b>	€546,500
<b>Bed</b>	4	<b>Pool</b>	No	<b>Hab.Space</b>	148 sqm
<b>Land</b>	0.29 ha			<b>Land Tax</b>	N/A

### Property Description

2 Miles from the superb beaches of Pleneuf Val André, quietly located in a small residential street surrounded by green countryside, this contemporary house with heated sand filter salt swimming pool, surrounded by its landscaped garden, enclosed and not overlooked, offers you a modern living space completely open to the garden thanks to its magnificent conservatory! a bedroom and bathroom on the ground floor, fitted and equipped kitchen. Upstairs: A bedroom with terrace to

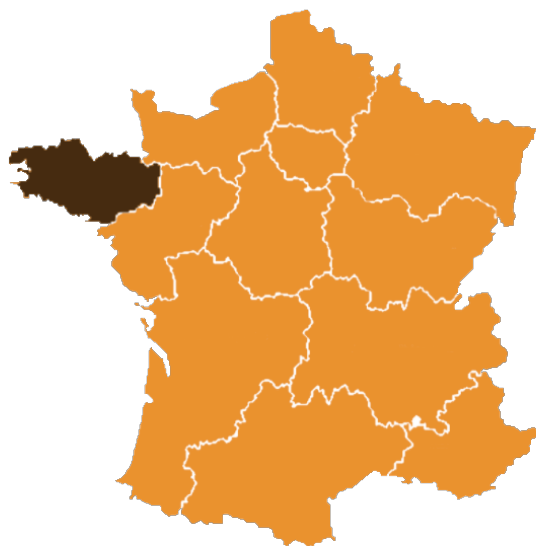
## Summary

Property type:	House
Bedrooms:	4
Price	€546,500

## Key Information

Internal Area:	148 sqm
Land Area:	0.29 ha
Property Features:	
• Orientation:	sud

## Location: Brittany



## Gallery









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Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

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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or email us at **bonjour@my-french-house.com**.

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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.

**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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