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House for sale in Pleudihen Sur Rance, Brittany

Pleudihen Sur Rance , Côtes-d'Armor , Brittany



€384,800

inc. of agency fees

5 Beds 1 Baths 100 sqm 0.7 ha

RIVER RANCE ESTUARY area -
Halfway between the medieval town
of Dinan and Saint Malo - Country
property set on just under 2 acres of
lush mature grounds, the location is
privileged as the area has a wealth...

At a Glance

Reference	MFH-DIN11975-CC	Near to	Pleudihen Sur Rance	Price	€384,800
Bed	5	Bath	1	Hab.Space	100 sqm
Land	0.7 ha	Pool	No	Land Tax	N/A

Property Description

RIVER RANCE ESTUARY area -Halfway between the medieval town of Dinan and Saint Malo - Country property set on just under 2 acres of lush mature grounds, the location is privileged as the area has a wealth of beautiful natural and architectural heritage,

The village is a mile away, a good size, with shops, services, all one needs , access to main road and Train

station.

Fabulous setting with much to offer, distant views on one side, views over the charming hamlet and small countryside lanes and views on the woodland part of the grounds,

The building: An elegant old house typical of the region, with exposed beams, beautiful wood windows, opus incertum flooring, arched door and magnificent attic. The main building houses the 120 m2 main house, with an adjoining house to renovate, allowing the house to evolve according to your projects.

Outside: to the north, a large gravel courtyard, lawn and access to the garage/workshop, and to the south, charming small stone outbuildings for storage, artist's studio, guest bedroom etc.

Large lawns, a superb walnut tree, an equally superb chestnut tree, many more beautiful specimens to admire on the land, space to run around,

where children can grow up making tree houses and climbing trees, Ideal for bed and breakfast, gites, A rare property, (4.00 % fees incl. VAT at the buyer's expense.)

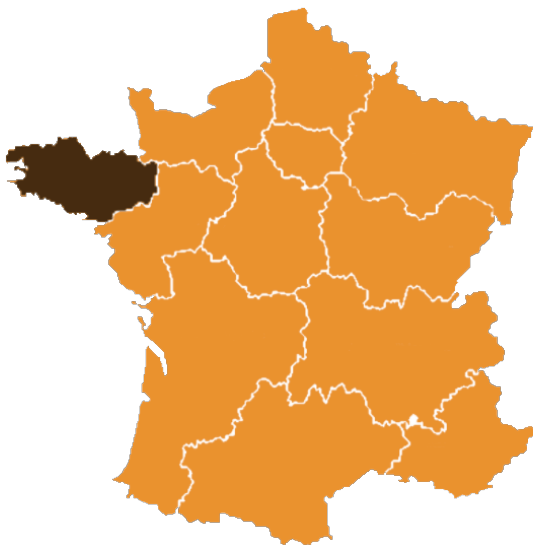
Summary

Property type:	House
Bedrooms:	5
Bathrooms	1
Price	€384,800

Key Information

Year Built:	1700
Internal Area:	100 sqm
Land Area:	0.7 ha
Property Features:	
• Orientation:	sud
Has a Garden	Yes

Location: Brittany



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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.

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C. BAUER – Sunday Times

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