

[Click to view MFH-SIR356026](#)

Stone house with garden and garage

Attichy , Oise , Hauts-de-France



€265,000

inc. of agency fees

4 Beds 1 Baths 125 sqm 350 sqm

Set back from the street and out of sight in a village with shops and amenities, discover this charming house built in cut stone and covered in slate.

At a Glance

Reference	MFH-SIR356026	Near to	Compiègne	Price	€265,000
Bed	4	Bath	1	Hab.Space	125 sqm
Land	350 sqm	Pool	No	Land Tax	N/A

Property Description

This charming house, approximately 125 sq.m in size, is built in cut stone and covered in slate. It is set back from the street in a village with shops. The property features a paved and landscaped courtyard leading to the house, which has three levels of living space.

The ground floor includes a fitted and equipped kitchen with courtyard access, a living room with a dining

area and a fireplace with Polyflam fireplace system, a laundry room, and a separate toilet.

On the first floor, you'll find three bedrooms with parquet flooring and a marble fireplace, an office, and a bathroom with a toilet. The top floor houses a large master suite with a bedroom and a separate dressing room, which can be converted into a future bathroom.

The property also includes a terrace and a garden at the back, as well as a garage with a new motorised door accessible from the street. It is heated by a newly installed air/water heat pump and has undergone numerous renovations, including the roof (2012), facade and garage, paved courtyard, heating system, and insulation with rock wool. Some finishing work is needed to fully reveal the property's potential.

The property is conveniently located within a 5-minute walk to the nursery, primary school, and essential shops. Additionally, it is 19 km from Compiègne, 21 km from Villers-Cotterêts, and 25 km from Soissons. The Roissy Charles de Gaulle airport is 70 km away.

The Accommodation

The ground floor

- fitted and equipped kitchen (8 sqm)
- living room - dining room with fireplace (36 sqm)
- back kitchen (5 sqm)
- wc

The first floor

- landing (5 sqm)
- 3 bedrooms (9 to 12 sqm)
- desk (9 sqm)
- bathroom with wc (6 sqm)

The second floor :

- bedroom (20 sqm)
- dressing with water inlets (8 sqm)

Outside

- two terraces
- garden
- garage with storage room

Additional Information

- heat pump installed in 2024
- a lot of renovation work (thermal insulation, facade, windows, courtyard, kitchen, garage,...)
- recent roof

The Area and Access

- near shops and schools
- train station at 20 km
- airport at 70 km

Environment & Surroundings

Near Airport/Ferries?	✓
Near to Shops?	✓
Near to Schools?	✓
Public Transport?	✓

And Before You Ask

Year of Renovation:	2021
Condition:	Good general condition
Heating System:	Heat pump central heating
Reason for selling:	Familial reasons
Currently lived in:	Yes
Condition of Roof:	Very good condition
Drainage:	Connected to mains town system
Gas Supply:	Mains town
Property Tax:	€1200.00

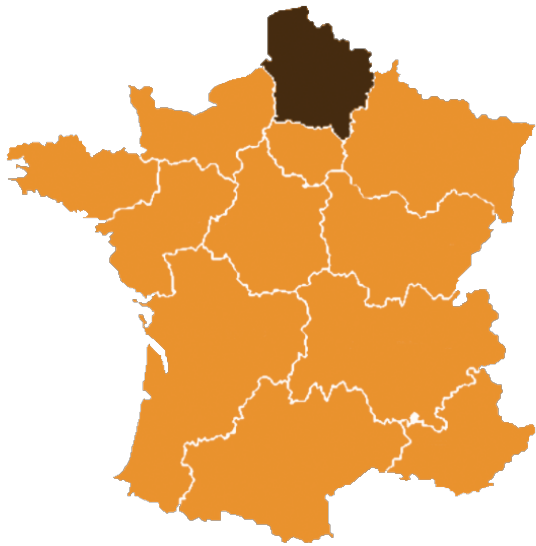
Summary

Property type:	Village house
Bedrooms:	4
Bathrooms	1
Price	€265,000

Key Information

Year Built:	1850
Internal Area:	125 sqm
Land Area:	350 sqm
Floor:	3
How many Outbuildings:	1
Number of Fireplaces:	3
Property Features:	
• garage	
• garden	
• terrace	
• near amenities	
Has an Office / Study?	Yes
Has a Garden	Yes
Has a Terrace?	Yes
Has ADSL/Broadband?	Yes
Has Satellite TV	Yes

Location: Hauts-de-France



Gallery







As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

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.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

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.

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

Testimonials

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.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7

excellent rates