

[Click to view MFH-PHM33301J](#)

Restored 17th century farmhouse in 3 acres in Deux Sevres

La Chapelle-Saint-Étienne , Deux-Sevres , Nouvelle Aquitaine



€289,000

inc. of agency fees

3 Beds 2 Baths 150 sqm 1.318 ha

Restored 17th century farmhouse with 3 acres of land set in the heart of the bocage in the Deux Sevres area in Nouvelle Aquitaine.

At a Glance

Reference	MFH-PHM33301J	Near to	Parthenay	Price	€289,000
Bed	3	Bath	2	Hab.Space	150 sqm
Land	1.318 ha	Pool	Yes	Land Tax	N/A

Property Description

This beautiful renovated farmhouse with a large outbuilding suitable for horses set in 3 acres of gardens in the heart of the bocage.

THE ACCOMMODATION

Completely renovated, this property offering 160 sqm habitable house consists of

On the ground floor:

Large kitchen-living room with staircase. Period beams and fireplace. View of the land and direct access to a covered terrace on the west side. Boiler room with WC and utility room.

There's a guest bedroom of 35 sqm with shower room, WC and independent kitchen. Living room with fireplace. Stone sink. Heating by wood stove connected to radiators.

On the first floor:

Large landing to distribute the 3 bedrooms. Bathroom, WC. Office on mezzanine.

OUTSIDE

- Beautiful adjoining land with spacious parking
- Large outbuilding suitable for horses or other animals.
- Wooden chalet
- Above ground swimming pool
- Fruit trees of all kinds and large vegetable garden.
- Independent rear access.

Environment & Surroundings

Near to Shops? ✓
Near to Schools? ✓

And Before You Ask

Exposure: North-west
Condition: Immaculate
Heating System: Wood burner system
Drainage: Septic up to norms

Summary

Property type: Farmhouse
Bedrooms: 3
Bathrooms: 2
Price: €289,000

Key Information

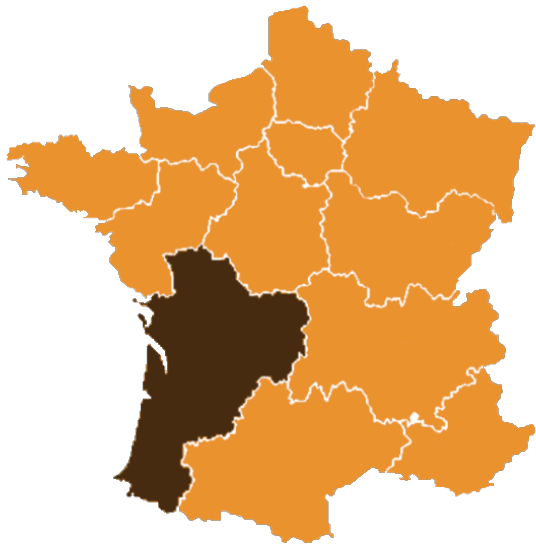
Internal Area: 150 sqm
Land Area: 1.318 ha
Floor: 2
Number of Fireplaces: 1

Property Features:

- Completely renovated
- large outbuilding
- land suitable for horses
- Large Veggie Patch
- Fruit Trees

Has a Garden: Yes
Has a Terrace? Yes
Swimming Pool? Yes

Location: Nouvelle Aquitaine



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