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Stone house with large garden in Vendée

La Chataigeraie , Vendee , Western Loire



€200,720

inc. of agency fees

4 Beds 3 Baths 186 sqm 1.4 ha

Spacious 3/4-bedroom home with outbuildings and a 14,000 sq.m garden in Vendée, Western Loire.

At a Glance

Reference	MFH-PHM40702W	Near to	Fontenay	Price	€200,720
Bed	4	Bath	3	Hab.Space	186 sqm
Land	1.4 ha	Pool	No	Land Tax	N/A

Property Description

Situated in the countryside, this charming 3/4-bedroom house comes with outbuildings and a large 14,000 sq.m garden.

This property offers 186 square meters of living space. It comprises an entrance hall with a cellar (23 sq.m) and a garage (25 sq.m). There are stairs leading to a beautifully preserved pressoir and exposed stone walls. On the right, there is a small landing which could be used as an office area and a master bedroom (23 sq.m) with an ensuite bathroom. On the left, there are two good-sized bedrooms (17.5 sq.m and 15.7 sq.m), one of

which has an en-suite bathroom. There is also a separate family bathroom. Another room with a fireplace (24 sq.m) could be used as a 4th bedroom or games room. Up the main stairs, there is an open-plan fitted kitchen, dining room and lounge (55 sq.m) with beams and a wood burner.

The charming house boasts a picturesque view of the lush garden and serene countryside. It is equipped with a septic tank that meets all the compliance standards, ensuring safe and efficient waste disposal. The double-glazed windows provide superior insulation against noise, heat, and cold.

Environment & Surroundings

Near to Schools? ✓

And Before You Ask

Exposure: South-east
Condition: Very good
Heating System: East
Drainage: Septic up to norms
Property Tax: €638.00

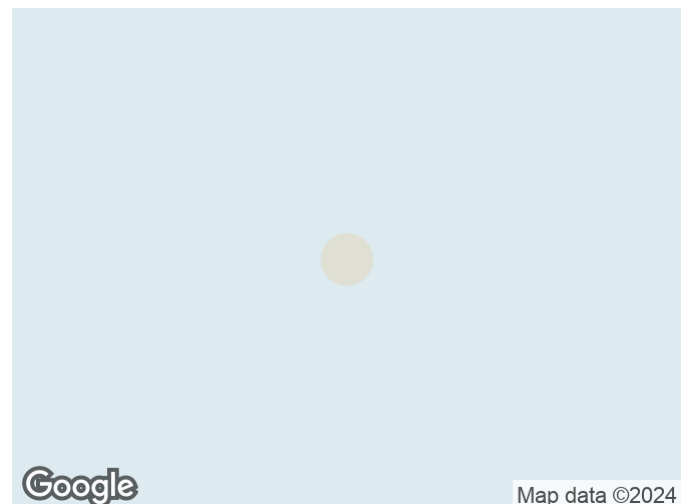
Summary

Property type: Countryside house
Bedrooms: 4
New Home? No
Bathrooms: 3
Price: €200,720

Key Information

Internal Area: 186 sqm
Land Area: 1.4 ha
Floor: 2
How many Outbuildings: 2
Number of Fireplaces: 3
Has a Wine Cellar: Yes
Has a Garden: Yes
Has a Terrace? Yes

Location: Western Loire



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