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Wonderful views over the old village

Vouvant , Vendee , Western Loire



€257,500

inc. of agency fees

2 Beds 1 Baths 107 sqm 2428 sqm

This single-storey house with a large garden and triple garage boasts wonderful views over one of France's most beautiful villages.

At a Glance

Reference	MFH-PHM42403	Near to	Fontenay	Price	€257,500
Bed	2	Bath	1	Hab.Space	107 sqm
Land	2428 sqm	Pool	No	Land Tax	N/A

Property Description

This single-storey house is situated on the heights, offering a magnificent view of the medieval village. The property comes with a triple garage and 2428 sqm of land, providing easy access to local village services, as well as the nearby forest and lakes.

The house offering 107 sqm of living space is in good condition and has been completely refreshed over the last 5 years, with only sanitation work remaining. The 27 sqm main room features a fitted kitchen open to the living and dining area, offering breathtaking views of the village. Additionally, there is a back kitchen, a

small living room/office, and a 25 sqm large living room with a winter garden to the south.

The property also includes two bedrooms, a bathroom with a walk-in shower, and a toilet. Charming plaster mouldings, cast iron radiators, and beautiful parquet flooring add authenticity to the home. The oil-fired boiler is housed in a cellar under the bathroom.

Ideally located within a 10-minute walk from one of France's most beautiful villages.

Environment & Surroundings

Near to Shops? ✓
Near to Schools? ✓

And Before You Ask

Condition: Very good
Heating System: Central heating (oil)
Drainage: Septic tank needs updating

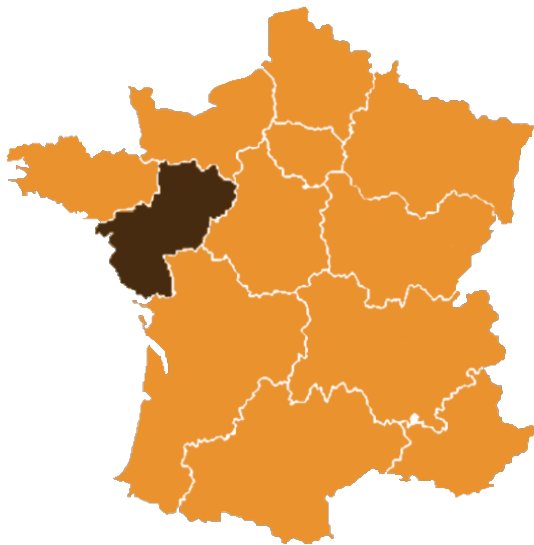
Summary

Property type: House
Bedrooms: 2
New Home? No
Bathrooms: 1
Price: €257,500

Key Information

Internal Area: 107 sqm
Land Area: 2428 sqm
Floor: 1
Has a Garden: Yes

Location: Western Loire



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