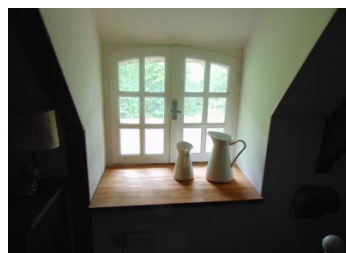
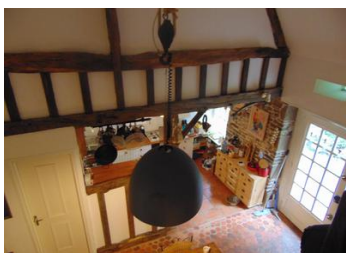


Large cottage with lots of character in a small Hamlet near Vire. Seperate holiday cottage ready to rent !



## INFORMATION

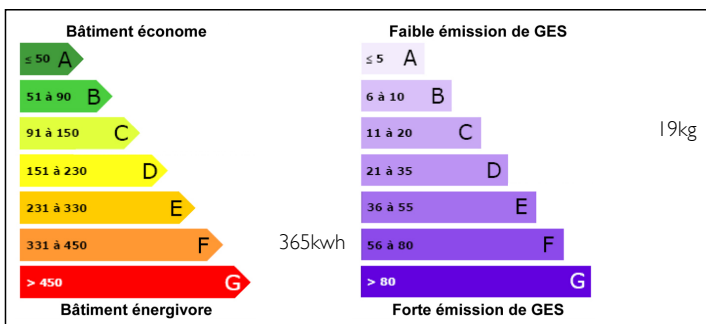
|             |                   |
|-------------|-------------------|
| Town:       | LE MESNIL BENOIST |
| Department: | Calvados          |
| Bed:        | 3                 |
| Bath:       | 2                 |
| Floor:      | 130 m2            |
| Plot Size:  | 2928 m2           |



## IN BRIEF

Very pretty cottage set in quite location only 3km from the village with shops and bar, this hous is only a short drive to the market town of Vire Calvados. There is a lovely holiday cottage at the end of the house with its own entrance.

## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

Very pretty thatched cottage in private location on the edge of a village between Vire and Mont St Michel. This house has also an attached holiday cottage which could be let out, there is also room to add 2 more bedrooms in the attic as there is already a staircase leading up to a large attic area with windows overlooking the land beyond. The large gardens surround the property with many apple trees! and a well.

## LOCAL TAXES

Taxe foncière: **380 EUR**

## NOTES