

Charming village house. A walk from all amenities!

EXCLUSIVE



INFORMATION

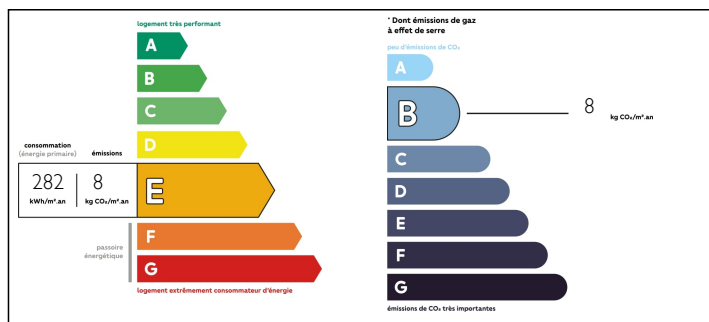
Town:	Callac
Department:	Côtes-d'Armor
Bed:	2
Bath:	1
Floor:	60 m ²
Plot Size:	0 m ²

IN BRIEF

Located in the centre of Callac, you will find this lovely house perfect as a lock up and leave holiday home.



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.



LOCAL TAXES

Taxe foncière: 358 EUR

NOTES

DESCRIPTION

Whether you are looking for a holiday home or a full-time residence, this house is perfectly located and needs no work.

This village house looks much larger-on-the-inside. It has a stunning open plan living room/ kitchen that leads to a small seating area outside. All the kitchen cupboards are new. There is a newly installed cozy wood burner.

Upstairs there are 2 bedrooms and a good sized bathroom, washbasin and WC.

There is a market in Callac every Wednesday. Callac also has a butchers, bakers, chemist, 2 supermarkets, cinema and much more.

Roscoff ferry 49km.

Brest airport 64km.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>