

UNDER OFFER - 4 bd house in nice village, with large garden and colombage building - gîte potential

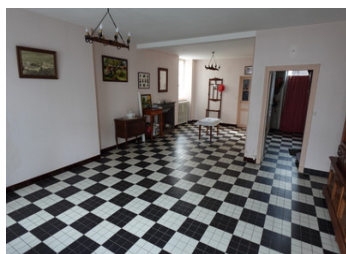


INFORMATION

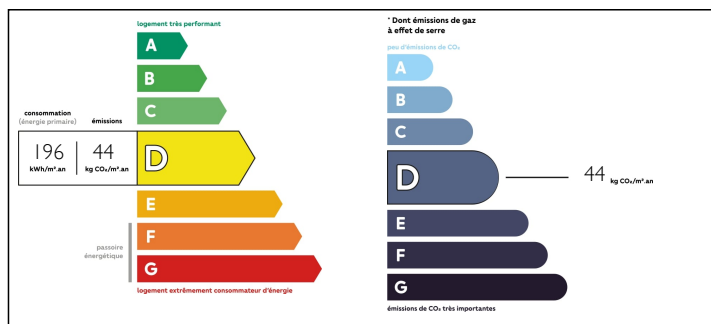
Town:	Saint-Mars-d'Égrenne
Department:	Orne
Bed:	4
Bath:	2
Floor:	131 m2
Plot Size:	518 m2

IN BRIEF

Introducing this charming stone townhouse located in a pleasant village within the scenic Normandie countryside. This 4 bedroom property boasts a variety of appealing features that make it a perfect opportunity for those seeking a characterful home in a village location, with gîte potential. Spanning over three floors, this townhouse offers ample space for comfortable living. The four bedrooms provide plenty of room for family and guests, while the large living room creates a fine setting for relaxation and socializing. The kitchen, conveniently leading to the courtyard, allows for access to the garden and the colombage cottage. Upon entering, you'll be greeted by very spacious living room, the inviting high ceilings add a sense of spaciousness to the interior. With solid foundations, this house is ready for your personal touch, as some light renovation work is needed to make it truly shine, but for the most part just needs to be redecorated....



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.



NOTES

DESCRIPTION

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Upon entering, you'll be greeted by very spacious living room, the inviting high ceilings add a sense of spaciousness to the interior. With solid foundations, this house is ready for your personal touch, as some light renovation work is needed to make it truly shine, but for the most part just needs to be redecorated. One of the standout features inside the house is the beautiful oak staircase, adding a touch of charm and authenticity to the property.

The quaint and charming colombage outbuilding is an additional highlight, with great potential to be turned into a gîte or additional living space, such as a games room. This building features two fireplaces. While the walls require some work, the solid roof lays a strong foundation for your renovation vision.

In addition to the main property, a non-adjacent garden awaits, providing a peaceful retreat in a lovely spot. The garden is over...