LEGGETT
IMMOBILIER INTERNATIONAL

www.frenchestateagents.com

Ref: A41254JTH50 Price: 299 900 EUR

agency fees to be paid by the seller

**Central Carentan location, Two townhouses in a courtyard awaiting final touches.**

## INFORMATION

| | |
|---|---|
| Town: | Carentan-les-Marais |
| Department: | Manche |
| Bed: | 4 |
| Bath: | 2 |
| Floor: | 170 m2 |
| Plot Size: | 0 m2 |

## IN BRIEF

Central Carentan: two renovated townhouses to finish, created from the former Carentan castle walls, offering exceptional character and strong investment potential. Set around a private courtyard, the properties combine historic charm with modern upgrades.

House 1: Retaining original architectural features, it offers three ground-floor rooms, five first-floor rooms and a convertible loft—ideal for additional bedrooms or workspace—all served by a medieval stone staircase.

House 2: Large open space with very high ceilings suited to a living/dining/kitchen area, featuring an enormous original stone fireplace. Separate areas for bathroom and WC. A beautiful wooden staircase leads to two first-floor rooms and the loft.

Both houses benefit from new electrics, plumbing

## ENERGY - DPE

DPE not required.

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.

LEGGETT IMMOBILIER INTERNATIONAL

www.frenchestateagents.com

Ref: A41254JTH50 Price: 299 900 EUR

agency fees to be paid by the seller

## LOCAL TAXES

| | |
|---|---|
| **Taxe foncière:** | **1660 EUR** |

## NOTES

## DESCRIPTION

A Rare Opportunity in the Heart of Historic Carentan. Property with storied history. Mostly renovated, to finish to new owners tastes.

These two homes are full of ancient history and modern potential. Located on Place de la Republique in the middle of the town center of Carentan they offer the potential to live inside the historic part of the original Castle of Carentan. The property was later used by German officers as headquarters and by the Americans as a prison for captured officers there after. The interior is renovated in a traditional manner, they have an historical spiral stone staircase, fireplaces and large windows with plenty of natural light. There are original 17th century paintings and art plus a Napoleonic mirror. Large high doors and marble fireplaces. What needs to be done inside the home is just making it your own. The flooring downstairs is to be your taste, however the upstairs wood flooring gives the classic feeling. Bathrooms, pick your own tiles and color schemes and lastly finish the kitchens. This could be an ideal 2 airbnb property or live in one and airbnb the second one to generate income whilst living in the heart of Carentan. The property has new water lines, drains, electrics, support beams, rebuilt fireplace to the authentic size, all new wall plaster, spaces for washing machines and all kitchen hookups. The vendor can recommend a great artisan that can finish the work in bathrooms, restrooms and kitchens.

Set within the former grounds and indeed part of...