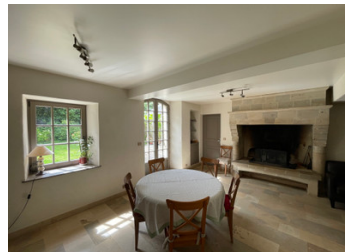


Charming village character house - Manche , Normandy- 8 beds -4500m2 garden - vaste garage - outbuildings



INFORMATION

Town:	Saint-Sauveur-le-Vicomte
Department:	Manche
Bed:	8
Bath:	3
Floor:	450 m2
Plot Size:	4467 m2



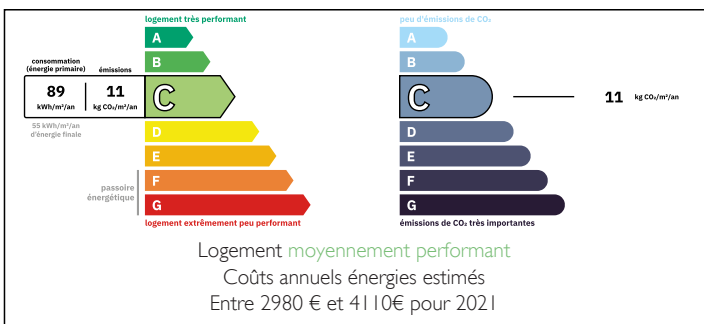
IN BRIEF

Historic Manor House for Sale in Normandy – Exceptional Character Property in the Cotentin

Nestled in the heart of Saint-Sauveur-le-Vicomte, one of the most charming historic villages in the Cotentin Peninsula, Normandy, this remarkable character property dates back to the 15th and 16th centuries. Carefully restored to preserve its original architectural features and authenticity, the residence perfectly combines historic charm, period elegance, and modern comfort.

Set within a beautifully landscaped and mature 4,467 m² private park, the property enjoys complete privacy with no overlooking neighbours, creating a peaceful and exclusive living environment. Surrounded by centuries-old trees and lush greenery, this exceptional estate offers a rare opportunity to own a piece of Normandy's rich heritage.

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

Elegant Historic Residence with Extensive Reception Areas, Outbuildings and Development Potential

The ground floor offers an impressive layout designed for both family living and entertaining. A welcoming entrance hall leads to two elegant reception lounges, a formal dining room with a traditional fireplace, and a fully fitted and equipped kitchen. The highlight of this level is a magnificent 58 m² reception hall featuring an open fireplace, ideal for hosting family gatherings, celebrations, or events. An adjoining 42 m² glass-roofed bar and lounge area provides a bright and inviting space with views over the grounds. A guest WC and utility/boiler room complete the ground floor.

The first floor features a spacious landing with built-in storage, serving five generously sized bedrooms, a shower room, a family bathroom, and separate WC facilities. A mezzanine level includes an additional shower room, separate WC, and a room with staircase access to a charming attic bedroom. The second floor accommodates a home office, separate WC, and two interconnecting bedrooms, offering flexible accommodation for guests, family members, or remote working.

The property's extensive outbuildings significantly enhance its appeal. These include a 90 m² insulated garage, a 34 m² workshop, and a 16 m² wine cellar. Together, these ancillary spaces provide exceptional opportunities for secure parking, storage, hobbies, artisan activities, or future conversion projects. Multiple parking spaces are also available within the private courtyard.

At the entrance to the estate, an attractive former gatekeeper's cottage and a second 55 m² outbuilding requiring renovation overlook the park,...

LOCAL TAXES

Taxe foncière: **2500 EUR**

NOTES