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House for sale in Saint Maden in Brittany

Saint Maden , Côtes-d'Armor , Brittany



€364,000

inc. of agency fees

7 Beds 1 Baths 198 sqm 0.78 ha

Located in the countryside, in a peaceful and green environment just a few kilometers south of Dinan, this charming farmhouse offers an authentic living...

At a Glance

Reference	MFH-DIN12497-EL	Near to	Saint Maden	Price	€364,000
Bed	7	Bath	1	Hab.Space	198 sqm
Land	0.78 ha	Pool	No	Land Tax	N/A

Property Description

Located in the countryside, in a peaceful and green environment just a few kilometers south of Dinan, this charming farmhouse offers an authentic living environment, ideal for a family project or rental.

The set consists of two separate dwellings, offering great opportunities for a large family, a shared home or a lodging activity.

The main house offers on the ground floor a warm living room with a fireplace, a fitted kitchen, a bedroom, a bathroom and separate toilet. Upstairs, a landing serves three spacious bedrooms, a bathroom and separate toilet.

The second housing has a friendly living room open to kitchen, separate toilet, then upstairs, a landing serving three bedrooms and a bathroom.

Several outbuildings complete this property: garages, old roof, various storage spaces.

The adjoining land, generously sized, allows to fully enjoy the surrounding calm and offers many possibilities of development: garden, vegetable garden, relaxation area, etc.

A rare property, combining charm, potential and tranquility, to discover without delay! (4.00 % fees incl. VAT at the buyer's expense.)

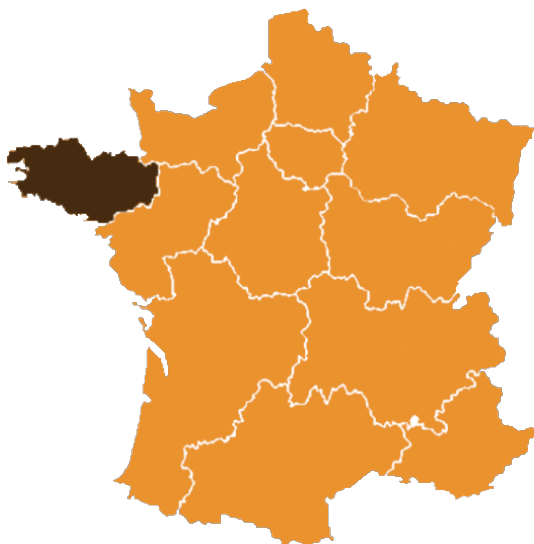
Summary

Property type:	House
Bedrooms:	7
Bathrooms	1
Price	€364,000

Key Information

Year Built:	1900
Internal Area:	198 sqm
Land Area:	0.78 ha
Property Features:	
• Orientation:	sud
Has a Garden	Yes

Location: Brittany



Gallery







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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

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C. BAUER – Sunday Times

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S. and L. BROWN



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