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House for sale in Hillion in Brittany

Hillion , Côtes-d'Armor , Brittany



€416,000

inc. of agency fees

5 Beds 2 Baths 272 sqm 0.12 ha

In a quiet 'end of lane' and highly privileged location just 100m from a beach and enjoying stunning and uninterrupted sea views this substantial property...

At a Glance

Reference MFH-DIN12521-SP

Near to Hillion

Price €416,000

Bed 5

Bath 2

Hab.Space 272 sqm

Land 0.12 ha

Pool No

Land Tax N/A

Property Description

In a quiet 'end of lane' and highly privileged location just 100m from a beach and enjoying stunning and uninterrupted sea views this substantial property is an ideal family home. Just 4 minutes from a village with excellent local amenities and with easy access to the major road networks taking you to Saint Brieuc (25 minutes), Lamballe with its TGV rail networks (17 minutes), Rennes, Saint Malo and beyond the property provides a real coastal retreat while remaining connected and close to commercial life. Once a popular bar, the house has been completely refurbished over the last 12 years and provides spacious and flexible accommodation just perfect for a growing family. This unique property has a charm and ambiance all of its own and offers so many modern comforts including a geothermic heating system, solar powered window shutters, a modern and well equipped kitchen with fireplace and wood burner and modern bathrooms. In terms of accommodation and with a convenient main entrance to the rear of the property, the property provides, on the ground floor an entrance hallway with built in cupboards, a very practical laundry room, an amazing 60m² split level living room with feature bar and home cinema, a bedroom with wardrobes, a bathroom with WC and a second 50m² living room comprising the fully fitted and equipped kitchen / dining room with sea views and cosy TV space and a hallway leading to a practical utility / pantry. On the first floor a large light and bright landing area with open office space and direct access to the garden leads to the double aspect master suite with far reaching sea views, a spacious and luxurious shower room with WC and a substantial dressing room and 3 further double bedrooms, one with fitted wardrobes. The property benefits from a delightful private and well planted garden with a secluded BBQ terrace, secure gated off road parking for 3 cars and a chalet style garage / workshop and garden shed. One of the most attractive features of the property is the open veranda running its' whole length ? really no better place to sit for morning coffee or at apero hour to watch the sun rise sunset over the sea. All in all a unique an desirable property in a stunning location.

(4.00 % fees incl. VAT at the buyer's expense.)

Summary

Property type:	House
Bedrooms:	5
Bathrooms	2
Price	€416,000

Key Information

Year Built:	1940
Internal Area:	272 sqm
Land Area:	0.12 ha
Has a Garden	Yes

Location: Brittany



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S. and L. BROWN



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