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## House for sale in Yvignac La Tour in Brittany

Yvignac La Tour , Côtes-d'Armor , Brittany



€263,125

inc. of agency fees

3 Beds 3 Baths 155 sqm 0.35 ha

SOLE AGENT: Located in a quiet hamlet just 4km from a popular village with excellent local amenities, 12km from the market town of Broons and with easy...

### At a Glance

Reference	MFH-DIN12555-SP	Near to	Yvignac La Tour	Price	€263,125
Bed	3	Bath	3	Hab.Space	155 sqm
Land	0.35 ha	Pool	No	Land Tax	N/A

### Property Description

SOLE AGENT: Located in a quiet hamlet just 4km from a popular village with excellent local amenities, 12km from the market town of Broons and with easy access to the major road networks in the area leading to Dinan, Rennes, St Brieuc and beyond this substantial and well refurbished stone property would make the ideal permanent or holiday home. The refurbishment of this property has been done with great care and attention using high quality fixtures and fittings , retaining beautiful character features throughout and offering spacious and well appointed accommodation. It comprises on the ground floor, a large open plan living room with superb fitted kitchen and feature stone fireplace with wood burner on the first floor there are two ensuite bedrooms and the second floor provides a magnificent principal bedroom suite with private bathroom and dressing areas. A lovely terrace offers views onto the garden and there is an outbuilding with excellent potential to the front of the property. A superb country home! (5.25 % fees incl. VAT at the buyer's expense.)

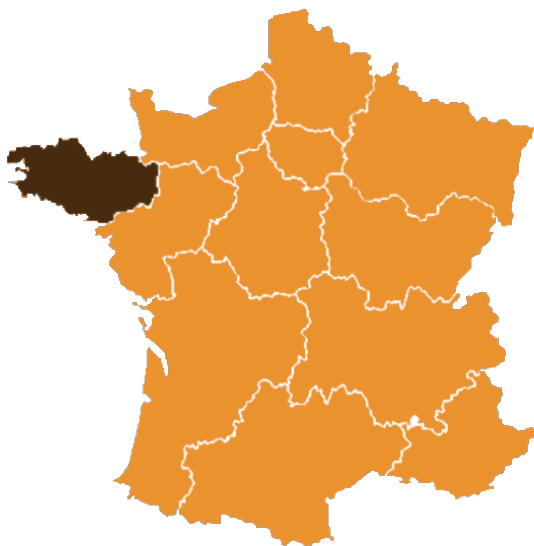
Summary

Property type:	House
Bedrooms:	3
Bathrooms	3
Price	€263,125

Key Information

Internal Area:	155 sqm
Land Area:	0.35 ha
Property Features:	
• Orientation:	sud
Has a Garden	Yes

Location: Brittany



## Gallery









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

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

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**S. and L. BROWN**



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