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House for sale in Evran in Brittany

Evran , Côtes-d'Armor , Brittany



€269,850

inc. of agency fees

3 Beds 2 Baths 137 sqm 0.2 ha

Exclusive. The peace and quiet of the countryside with a four minute stroll to the Ille et Rance canal and the towpath leading to Evran south or Dinan...

At a Glance

Reference MFH-DIN12525-TH

Near to Evran

Price €269,850

Bed 3

Bath 2

Hab.Space 137 sqm

Land 0.2 ha

Pool No

Land Tax N/A

Property Description

Exclusive. The peace and quiet of the countryside with a four minute stroll to the Ille et Rance canal and the towpath leading to Evran south or Dinan north.

This picturesque three bedroom house sits at the end of a small hamlet, a five minute drive to Evran with its shops, restaurants, cafes and a regular bus service between Rennes, Dinan and Dinard and a 15 minute drive to the medieval city of Dinan with all its services and attractions. Originally two properties, but now combined, downstairs is a cozy sitting room with wood burner leading to a bright, newly fitted kitchen and bathroom with WC and a dining room with insert fire. The enclosed staircase from the sitting room leads to a bedroom with storage on the first floor and a master bedroom with storage and a WC and basin on the second floor. The staircase from the dining room leads to a bedroom with ensuite bathroom and WC. The tiered garden can be enjoyed under a covered terrace in all seasons. The dependence offers space for relaxing as well as a small workshop. There is also a shed for storing garden tools.

Rare on the market, this is a well-loved home waiting for the next residents to create happy memories. (5.00 ?es incl. VAT at the buyer's expense.)

Summary

Property type:	Countryside house
Bedrooms:	3
Bathrooms	2
Price	€269,850

Key Information

Year Built:	1800
Internal Area:	137 sqm
Land Area:	0.2 ha
Has a Garden	Yes

Location: Brittany



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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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Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN



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