Click to view MFH-NORS05709

# Property with outbuildings on 6 hectares, Seine-Maritime

Forges-les-Eaux, Seine-Maritime, Normandy



€630,000

inc. of agency fees

**5** Beds **3** Baths **234** sqm **6** ha

Located on the edge of a wood, in the heart of 6 hectares of meadows, this old Brayon farm consists of a mansion, a barn, a shed and equestrian facilities.

#### At a Glance

Reference	MFH-NORS05709	Near to	Forges-les-Eaux	<b>Price</b> €630,000
Bed	5	Bath	3	Hab.Space 234 sqm
Land	6 ha	Pool	No	Land Tax N/A

**Property Description** 

Old 18th century farm, on 6 hectares, with outbuildings, located in the heart of the Pays de Bray, 15 minutes from the center of Forges-les-Eaux and Gournay en Bray, Seine-Maritime (76), for sale. Located on the edge of a wood, in the heart of 6 hectares of meadows, this old Brayon farm consists of a mansion, a barn, a shed and equestrian facilities. Quietly, overlooking the estate, the dwelling house, with a living area of 234 m2, consists, on the ground floor, of an entrance, a living room with fireplace, a living room (38 m2) with a fitted and equipped kitchen area, a fireplace with Polyflam system and a laundry room.

On the 1st floor, a landing leads to 3 bedrooms, a bathroom with toilet.

On the right wing of the building, a 20 m2 studio has been set up with a bathroom, toilet and a kitchenette area.

The 2nd floor , in a 'loft' style, offers a living area of 68m2 with a bedroom, an office area and a bathroom with toilet. On the edge of the property, there is the 100~m2 barn with a cellar , a 300~m2 shed , a 120~m2 stable (Barn), built in 2010, with 7 boxes (3x3.5ml), a tack room, a quarry (60x38ml) and paddocks .

In the left wing of the house there is a garage . A well supplies the house and the outbuildings. The wooded environment also features a pond.

This property is ideal for horse owners and lovers of large, quiet natural spaces.

Rouen 50 minutes, Paris 2 hours by car and 1 hour 15 minutes by train, Serqueux station 20 minutes (Paris/St Lazare), shops 15 minutes (14 km).

Summary

Property type: Farmhouse

Bedrooms: 5

Bathrooms 3

Price €630,000

**Key Information** 

Year Built: 1786

Internal Area: 234 sqm

Land Area: 6 ha

**Location: Normandy** 



## Gallery







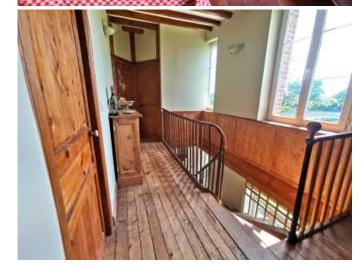


































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#### S. and L. BROWN



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