

## Norman house, Seine-Maritime

Petit-Caux , Seine-Maritime , Normandy



**€545,000**

inc. of agency fees

2 Beds   1 Baths   150 sqm   1.13 ha

Located in a peaceful environment, this former cart shed , renovated into a residential house in 1984, combines Norman charm with 21st century comfort.

### At a Glance

<b>Reference</b>	MFH-NORS05906	<b>Near to</b>	Petit-Caux	<b>Price</b>	€545,000
<b>Bed</b>	2	<b>Bath</b>	1	<b>Hab.Space</b>	150 sqm
<b>Land</b>	1.13 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Norman house of character with 2 buildings, 5 km from Saint-Martin-plage, on a plot of 11255 m2, Côte d'Albâtre, Seine-Maritime (76), for sale. Located in a peaceful environment, this former cart shed , renovated into a residential house in 1984, combines Norman charm with 21st century comfort. South-west facing, bathed in light thanks to its through openings, the house, with a living area of 150 m2, distributes on the ground floor : an entrance hall, a 55 m2 living/dining room with fireplace , a 26 m2 kitchen and a WC. Upstairs : the landing leads on one side to a 35 m2 master suite with its shower room, a toilet and on the

other side a 20m<sup>2</sup> mezzanine. Possibility of creating 2 additional bedrooms . The house benefits from a full basement with laundry room, cellar, a 44m<sup>2</sup> storage space and a 'well-being' area with Jacuzzi, Sauna, jet shower, sink and WC. Its 11255 m<sup>2</sup> plot , in a quiet area , is divided into a nicely wooded and landscaped area and a large parking lot going to the back of the property. A building of almost 130m<sup>2</sup> on the ground offers an office space, a double garage with changing rooms and toilets allowing to receive heavy goods vehicles, 2 mechanical pits as well as a floor of 92m<sup>2</sup>. The property also has a 300 m<sup>2</sup> hangar located at the back of the property . Ideally located, 5 minutes by car from the shops (Saint-Martin-En-Campagne) and the beach, 15 minutes from DIEPPE (Paris SNCF train station). We are 20 minutes from Le Tréport, 1 hour from Rouen and 2 hours 30 from Paris . The house does not require major work . In a rural setting, this pleasant Norman residence can be suitable as a main or secondary residence. It can also be ideal for a professional activity (mechanics, camper van storage) Sébastien MILLOUR - commercial agent, RSAC No 441 506 342 of Dieppe, [sebastien.millour@klicc.fr](mailto:sebastien.millour@klicc.fr) - 06.18.33.01.46 Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

### Summary

Property type:	Countryside house
Bedrooms:	2
Bathrooms	1
Price	€545,000

### Key Information

Year Built:	1984
Internal Area:	150 sqm
Land Area:	1.13 ha

### Location: Normandy



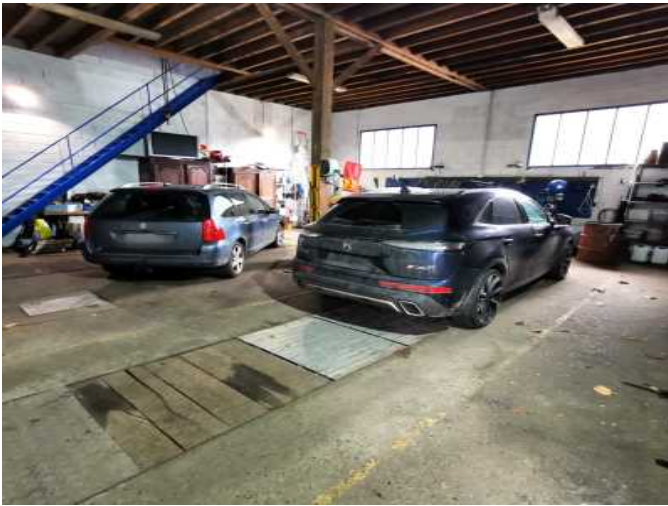
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