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## Between Land And Sea: Family Property Composed Of 4 Houses in Charente-Maritime

Mortagne-sur-Gironde , Charente-Maritime , Nouvelle Aquitaine



**€730,000**

inc. of agency fees

16 Beds      640 sqm      0.74 ha

MORTAGNE SUR GIRONDE (17) -  
Close to the estuary and 20  
minutes south of the beaches -  
This 18th century property  
offers an ideal...

### At a Glance

**Reference** MFH-CLM05992

**Bed** 16

**Land** 0.74 ha

**Near to** Mortagne-sur-Gironde

**Pool** No

**Price** €730,000

**Hab.Space** 640 sqm

**Land Tax** N/A

### Property Description

MORTAGNE SUR GIRONDE (17) - Close to the estuary and 20 minutes south of the beaches - This 18th century property offers an ideal setting for a family or professional project. The 640 m<sup>2</sup> of living space are currently divided into 4 independent houses with private terraces. The different volumes can be communicating.

Each home is very comfortably furnished and maintained. Possibility of selling furnished. Particular care has been taken on the quality and authenticity of the materials.

Stone fireplaces and old parquet floors contribute to a cozy and intimate atmosphere. The heated swimming pool of 15 m by 8 m fits perfectly into the vast wooded garden of 7427 m<sup>2</sup>, entirely enclosed by walls.

Independent outbuilding with games room and laundry room. Indoor parking. It is possible to generate rental income for a gîte configuration.

This elegant building will delight

### Summary

Property type:	Chambre d'Hote or Gite
Bedrooms:	16
Price	€730,000

### Key Information

Year Built:	1780
Internal Area:	640 sqm
Land Area:	0.74 ha

### Location: Nouvelle Aquitaine



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**C. BAUER – Sunday Times**



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**S. and L. BROWN**



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