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Magnificent 19th century manor house in perfect condition be

Chalais , **Charente** , **Nouvelle Aquitaine**



€987,000

inc. of agency fees

2 Beds 2 Baths 224 sqm 0.9 ha

On the edge of the village, charming residence with old cachet, entirely renovated with noble and period materials. Tourist and gastronomic region, between Bordeaux and Angoulême. Beautiful entrance leading...

At a Glance

Reference	MFH-CJC01775	Near to	Chalais	Price	€987,000
Bed	2	Bath	2	Hab.Space	224 sqm
Land	0.9 ha	Pool	No	Land Tax	N/A

Property Description

On the edge of the village, charming residence with old cachet, entirely renovated with noble and period materials. Tourist and gastronomic region, between Bordeaux and Angoulême. Beautiful entrance leading to a living room and a library, dining room, kitchen and veranda. Upstairs, two bedrooms and two shower

rooms. Loft easily convertible into 3 or 4 bedrooms (fluids pending). Perfect condition caretaker's house with 40 m2 living room, kitchen, two bedrooms plus shower room and bathroom. Garage. Park enclosed by walls with hundred-year-old trees and many rare species. Exceptional DPE B 55 GES A 1

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Summary

Property type:	House
Bedrooms:	2
Bathrooms	2
Price	€987,000

Key Information

Internal Area:	224 sqm
Land Area:	0.9 ha

Location: Nouvelle Aquitaine



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You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

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