



Property Reference: **MFH-PHMJ1502C**

Grand estate house set in private grounds

Velluire, Vendee, Western Loire



€435,000

inc. of agency fees

5 Beds 3 Baths 355 sqm 4724 sqm

Grand estate house dating from the 19th century set in private grounds ideally situated in the centre of a small village with all services.

At a Glance

Reference	MFH-PHMJ1502C	Near to	Fontenay Le Comte	Price	€435,000
Bed	5	Bath	3	Hab.Space	355 sqm
Land	4724 sqm	Pool	No	Land Tax	N/A

Property Description

Grand estate house dating from the 19th century set in private grounds ideally situated in the centre of a small village with all services.

This beautiful house built in 1895 is surrounded by gardens of 4724 sqm, entirely private and enclosed. This property is situated 35 minutes from La Rochelle and its beautiful coastal beaches, 1 hour from Nantes, Futuroscope and Puy de Fou. 4 hours from Paris.

THE ACCOMMODATION

Offering large living space of 355 sqm, This house has been renovated to high quality offering sumptuous living accommodation of lounge with fireplace, dining room with fireplace, fitted kitchen, extra suite with fireplace and shower room and wc, bathroom, wc.

Upstairs has 2 beautiful bedrooms with fireplaces. 3rd floor has office and 2 attic spaces of 30 sqm. Attached apartment comprising of fitted kitchen with fireplace and woodburner, mezzanine. Upstairs 2 bedrooms of 32 sqm and 13 sqm, bathroom with wc.

OUTSIDE

Huge outbuilding of 190 sqm attached currently being used as garage and workshop, but has many other possibilities. Other smaller outbuildings in the grounds including summer house and bread oven.

Environment & Surroundings

Near Airport/Ferries?	✓
Near to Shops?	✓
Near to Schools?	✓

And Before You Ask

Exposure:	South
Condition:	Immaculate
Heating System:	Central heating (oil)
Property Tax:	€1257.00

Key Information

Property type:	Mansion
Bedrooms:	5
Bathrooms	3
Price	€435,000
Address	Velluire, Vendee, Western Loire

Additional Information

Internal Area:	355 sqm
Land Area:	4724 sqm
Floor:	2
Number of Fireplaces:	5
Has a Garden	Yes

Gallery









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