

Superb, spacious, detached, 4 bedroom, 2 bathroom property, 3,350m² land close to Valognes.



INFORMATION

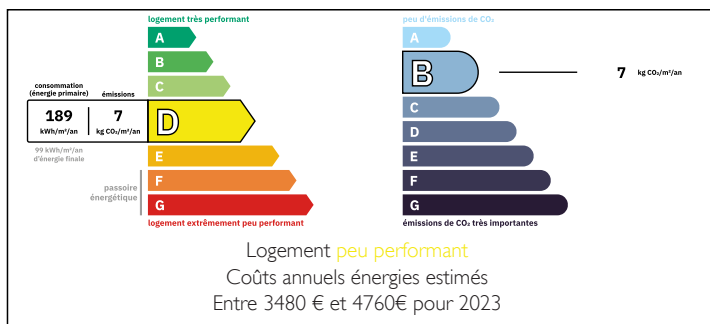
Town:	Golleville
Department:	Manche
Bed:	4
Bath:	2
Floor:	203 m ²
Plot Size:	3350 m ²

IN BRIEF

This property is in excellent condition, no work to do, renovated to a high standard. Situated 7 kms from the lively town of Valognes, with train station to Paris, all the supermarkets, bars, restaurants and schools. Cherbourg, with ferries to United Kingdom and Ireland, 30 kms, the popular resort of Bameville-Carteret, 22 kms, historic Sainte Mere Eglise, 17 kms.

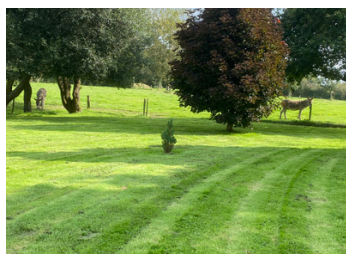


ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

The property comprises :

Ground floor :

Living room

Dining room

Fully fitted kitchen

Laundry room

Shower room with wc

Large workshop

First floor :

Four bedrooms

Shower room with wc.

Lawned gardens, ample parking area, a well.

Fully double glazed,
electric radiators.

LOCAL TAXES

Taxe foncière: **458 EUR**

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

NOTES