

Spacious detached stone house in over 1.7 hectares close to St Hilaire du Harcouët.



INFORMATION

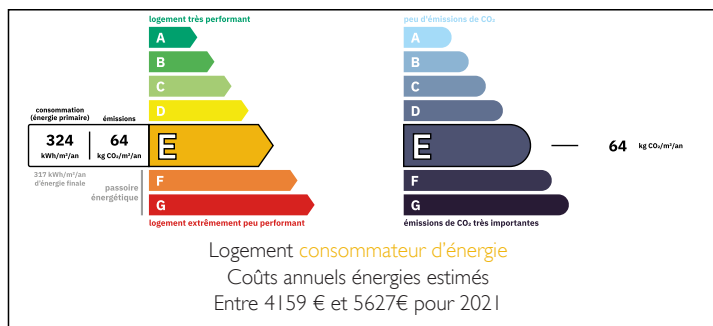
Town:	Savigny-le-Vieux
Department:	Manche
Bed:	4
Bath:	3
Floor:	134 m2
Plot Size:	17585 m2

IN BRIEF

A very pretty for bed stone house with outbuildings in over four acres of flat land ideal for animals. The internal space is excellent with the potential to create a one bed annex. The popular market town of St Hilaire du Harcouet is less than 10km. The location is rural close to the border with Brittany, with Louvigné du Désert also 10km away. The coast is less than an hour. Mont St Michel 45km, St Malo 90 km and Rennes airport around 90km. A superb opportunity and not to be missed.



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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Situated a little back from a country road, this is a rural but convenient location for St Hilaire du Harcouet and Louvigné du Désert.

Ground Floor.

You can enter either into the large and light kitchen of over 25m² or the living room with fireplace. To the rear of the kitchen a door leads to a small porch area with access to the rear garden. To the right of the kitchen is a second reception room with wood burning stove. To the left is a good sized living room.

Heating is gas with a recent boiler. All window and doors have been replaced in the last year with electric shutters. the property has three staircases. one in the kitchen, in the living room and also the second reception room that has the potential to become an indecent unit/annex.

First Floor.

Above the kitchen you will find a large double bedroom with super view as well as an ensuite shower room.

Above the second small reception room in what could be an annex there is another double bedroom under eaves, again with an ensuite shower room.

Above the main living room you will find a double bedroom, also with far reaching views and a separate bathroom.

Second floor.

Here there is another double bedroom under eaves with an ensuite shower room.

There is scope to alter the layout should you wish to or to divide the house into separate units.

Outside.

The garden behind the property is laid mostly to lawn with some...