

Under offer Mortagne au Perche, farmhouse in dominant position on 3300m of gardens, outbuildings, views..

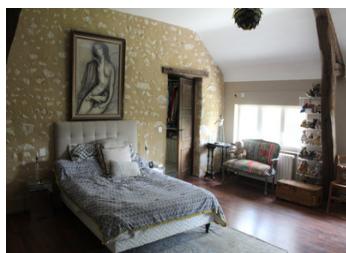
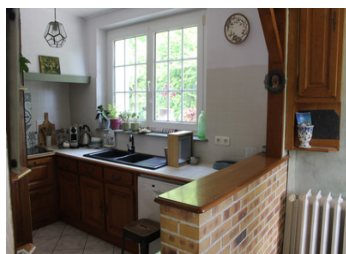


INFORMATION

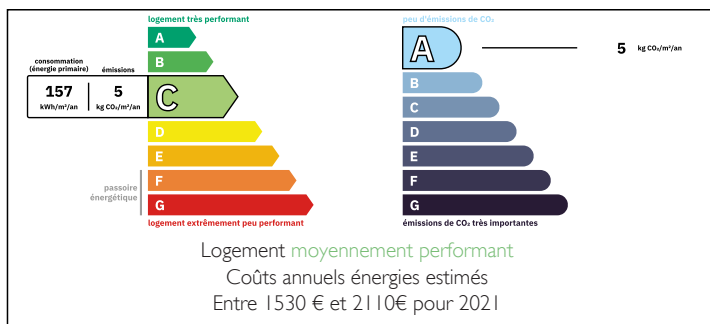
Town:	Saint-Mard-de-Réno
Department:	Orne
Bed:	2
Bath:	2
Floor:	130 m2
Plot Size:	3300 m2

IN BRIEF

Close to Mortagne au Perche, in a hamlet, stone farmhouse entirely renovated, workshop and garages on 3300m² of enclosed garden....

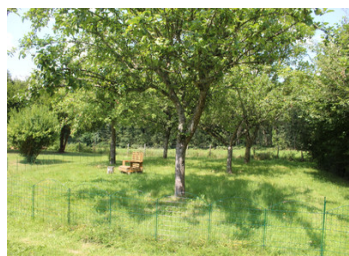


ENERGY - DPE



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 farmhouse of 130m² comprises a fitted kitchen (12m²), dining room with fireplace, sitting room, wc. First floor: landing leading to 2 bedrooms (21m² & 28m²), one with dressing room and bathroom, shower room with wc, attic. Adjoining boiler room (heat pump) and laundry room, cellar. Double glazing, mains drainage. Workshop of 72m² with kitchen to renovate, three garages.

Set in 3300m² of garden with trees and lovely views over the countryside.

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

LOCAL TAXES

Taxe foncière: 1115 EUR

Taxe habitation: EUR

NOTES