

Detached stone and colombage House to be renovated close to Barenton.



INFORMATION

Town:	Barenton
Department:	Manche
Bed:	2
Bath:	0
Floor:	0 m2
Plot Size:	5220 m2



IN BRIEF

A roomy, detached stone and colombage cottage to renovate with outbuildings in just over an acre of land. New roof and septic tank in 2016. Mains water and electricity connected. Ferries and airports within two hours. St Malo 90km. Rennes airport 88km. Caen 89km. Mont Saint Michel 55km. If you are looking for a project to make your own, viewing is highly recommended.

ENERGY - DPE

DPE not required.

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

Set back from a road this is project with so much potential in a rural location.

Ground floor.

You enter into a spacious and light living room of around 33m² with open fireplace. Off this reception room is another room of about 22m² and next to this, space is, another potential room of 18m². There is scope to increase the living accommodation and this essentially is a blank canvas for you to make your mark.

First floor.

Stairs from the living room lead to two further large rooms under eaves of 29m² and 22m². There is potential to create two en-suite bedrooms.

Outside.

There is a separate barn building that makes excellent storage. At the side of the house is an open hangar with the potential to make a garage subject to permissions. There is an attic space above. The land is in two parts behind the house and a smaller area to the front. There is private parking.

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

NOTES