

Exceptional Renovation & Investment Opportunity in Charming Listed Building in the Heart of Historic Dinan

EXCLUSIVE



INFORMATION

Town:	Dinan
Department:	Côtes-d'Armor
Bed:	0
Bath:	0
Floor:	130 m2
Plot Size:	0 m2

IN BRIEF

Rare opportunity in the heart of Dinan's historic centre – this beautiful listed 16th-century townhouse spans four bright, south-facing floors, with open views over Dinan's rooftops and a picturesque pedestrian square.

Brimming with charm and original features: exposed beams, solid wood floors, and preserved period details. Major structural work has been completed since 2023 with full approval from Bâtiments de France, including a new roof, double-glazed wooden windows, and sandblasted, treated, and reinforced beams.

A blank canvas ready to fit out – ideal as a family home, holiday property, or four individual rental units.

The 1st, 2nd, and 3rd floors each offer approx. 34 m² of floor area, with approx. 26 m² of habitable space on the 4th floor.



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

Own a Piece of French History – 16th-Century Townhouse in the Heart of Dinan, Brittany

Discover a rare opportunity to purchase an elegant slice of French heritage in one of the most picturesque and historic towns in Brittany. Located in Dinan — a beloved destination for both international and local visitors — this charming 16th-century listed townhouse is just 30 km from the ferry port of St Malo (with connections to the Channel Islands and the UK) and 60 km from Rennes Airport, with direct flights to London Gatwick, Paris, and Amsterdam.

Nestled in Dinan's pedestrian-friendly historic center, the property is surrounded by cafés, restaurants, boutiques, and weekly markets — all just steps away. Whether you're searching for a holiday home, an investment property, or a permanent residence in France, this home offers unmatched character, location, and potential.

A Rare Find – Full of Charm and Possibilities

The south-facing stone townhouse spans four floors with open views across Dinan's rooftops and a charming town square. Period features have been thoughtfully preserved, including:

Exposed wooden beams, Solid oak flooring, Stone walls and original 16th-century details

Since 2023, significant structural renovations have been completed with the full approval of Bâtiments de France (the French heritage authority), including: A new slate roof, Double-glazed wooden windows, Reinforced and treated beams

The interior remains a blank canvas, ready to be finished according to your needs — whether as a luxury family home, a holiday retreat, or four self-contained apartments for seasonal or long-term rental.

Floor Breakdown:

LOCAL TAXES

Taxe foncière: 750 EUR

Taxe habitation: EUR

NOTES