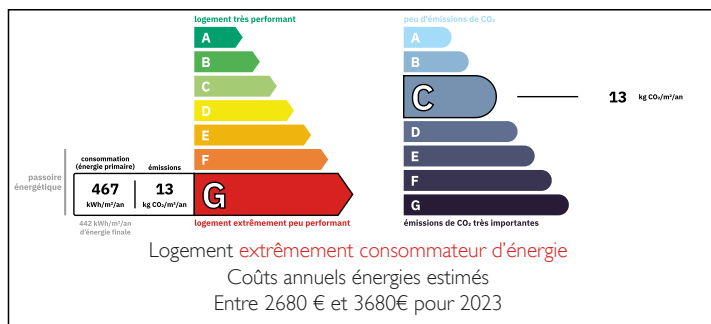


Farmhouse with land in secluded countryside location

EXCLUSIVE



## ENERGY - DPE



## INFORMATION

|             |                      |
|-------------|----------------------|
| Town:       | Morville             |
| Department: | Manche               |
| Bed:        | 2                    |
| Bath:       | 1                    |
| Floor:      | 141 m <sup>2</sup>   |
| Plot Size:  | 11691 m <sup>2</sup> |

## IN BRIEF

William Darwen and Leggett are pleased to present a typical stone Norman farmhouse with over a hectare of land in a secluded countryside Location 7km from Valognes "the Versailles of Normandy", 23km from Cherbourg and 21km from the beach of Quineville. For those looking for peace and quiet and the space to build a potential income from gîtes / chambres d'hotels from the numerous outbuildings. The local area is famous for the quality of produce and the history of its Viking conquerors and more recently the D-day landings, so with the 200km of easily accessible sandy beaches plenty to attract potential tourists.

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

Ground Floor:- Living room with wood burning stove, kitchen, lean to with W/C and shower.

First Floor:- 2 bedrooms  
shower/bathroom (to be connected)

Loft

Garage

Outbuildings and land

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

## LOCAL TAXES

Taxe habitation: EUR

## NOTES