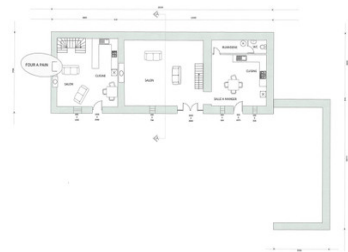
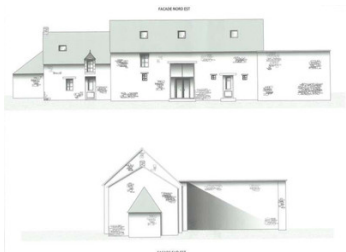
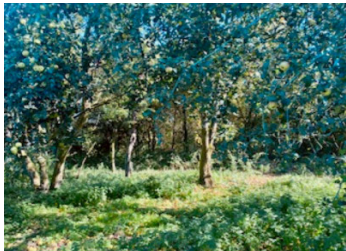


LA GACILLY: Huge potential - stone property + lots of land! 3 bed house 157m2, 2 bed gite 53m2, lots of land!

EXCLUSIVE



ENERGY - DPE

DPE not required.

## INFORMATION

|             |            |
|-------------|------------|
| Town:       | La Gacilly |
| Department: | Morbihan   |
| Bed:        | 0          |
| Bath:       | 0          |
| Floor:      | 0 m2       |
| Plot Size:  | 14361 m2   |

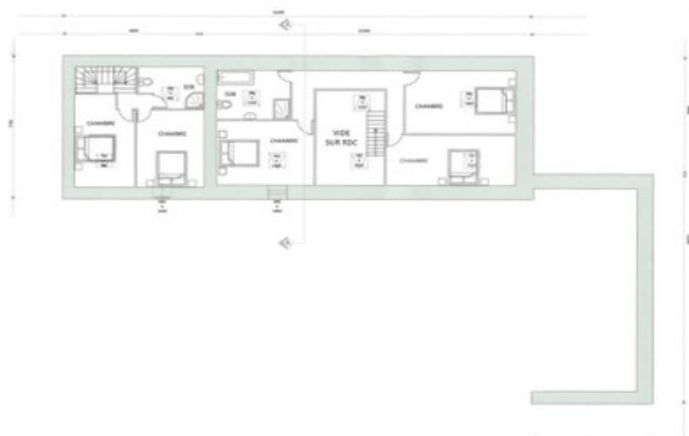
## IN BRIEF

Set in the countryside with only one neighbour & with its own protected 'nature zone' land including some woodland, this stone property has great potential for a house with a gite/annex & your own small-holding or animal land or perhaps a huge allotment, it's up to you! There are plans for a 2-storey 3 bed house of nearly 160m2 habitable space & an additional 53m2 (almost) for the 2-storey 2 bed cottage which has a fabulous bread oven too! Local legend even has it that some of the stonework came from a nearby chateau when it was destroyed during the French Revolution - if only the walls could talk!

La Gacilly is a well-known town popular all year round, not just for the summer tourists who visit for the Photo Festival & the Yves Rocher shop/museum/restaurant/spa experience,...

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

Additional photos available, please ask for more details and to book your visit.

If you want currency exchange advice too, our expert partner Lumon will be happy to talk to you.

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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