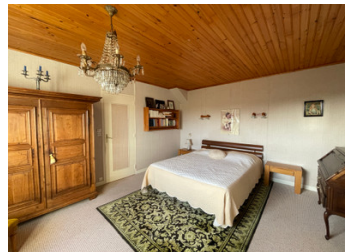


Light and airy house 136 m2 , 50m from the beach, 4 bedrooms, 2 bathrooms, 1 sunroom, plenty of garages



INFORMATION

Town:	Port-Bail-sur-Mer
Department:	Manche
Bed:	4
Bath:	2
Floor:	136 m2
Plot Size:	980 m2

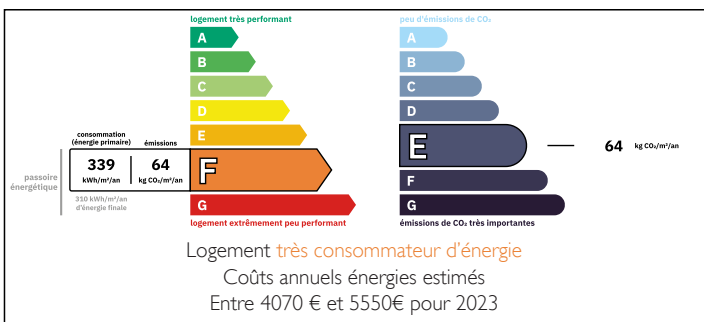


IN BRIEF

For Sale: Spacious Coastal Home Near Lindbergh Beach, Portbail-sur-Mer, Normandy, France. Offered for sale is a beautiful 135 sqm house set over two floors, complemented by approximately 150 sqm of garages and outbuildings, an exceptional asset for storage, workshops or leisure use.

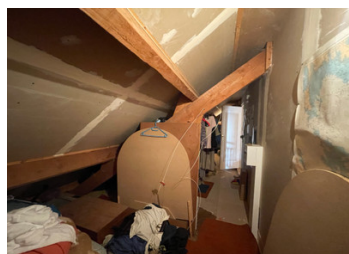
Bright, spacious and enjoying complete privacy with no overlooking neighbors, this property is perfectly suited as a family home or a holiday retreat by the sea. The house features four bedrooms, a family bathroom, a shower room, and two separate WCs, offering comfort and practicality for everyday living or hosting guests. The large, light-filled living area creates a welcoming atmosphere, enhanced by generous openings that allow natural light to flow throughout the home.

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

Ideally located just 50 metres from the sandy shores of Lindbergh Beach, the property enjoys a highly sought-after coastal setting. From the upper floor, open views extend across the protected dunes of Denneville-Plage, adding to the sense of space and connection with nature. The house is situated in the charming seaside commune of Portbail-sur-Mer, in the Manche department in Normandy, France, renowned for its unspoilt coastline and relaxed lifestyle.

Outside, a fully enclosed 900 sqm garden provides a rare and valuable outdoor space, ideal for family activities, relaxing in privacy, or enjoying long summer evenings after the beach.

With its generous volumes, exceptional proximity to the sea and extensive outbuildings, this property represents a rare opportunity on the Normandy coast, combining comfort, location and lifestyle.

More than just a house, this is an invitation to live to the rhythm of the sea and the wide open landscapes of Normandy. Located at Lindbergh Beach, just a 2-minute walk from a fine sandy beach with open views stretching as far as the island of Jersey, this rare 136 sqm property enjoys an exceptional setting on the coastline of Portbail-sur-Mer, in the Manche department of Normandy. Here, each day begins with fresh sea air and the ever-changing coastal light.

Ideal as both a main residence or a holiday home, the house immediately charms with its brightness and generous proportions. The ground floor offers smooth circulation from the entrance hallway to a fitted kitchen, a separate WC, a shower room, and two...

LOCAL TAXES

Taxe habitation: EUR

NOTES