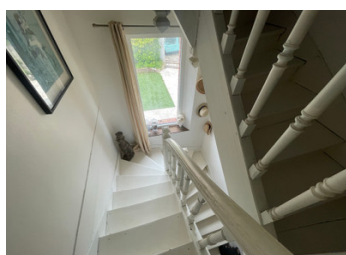
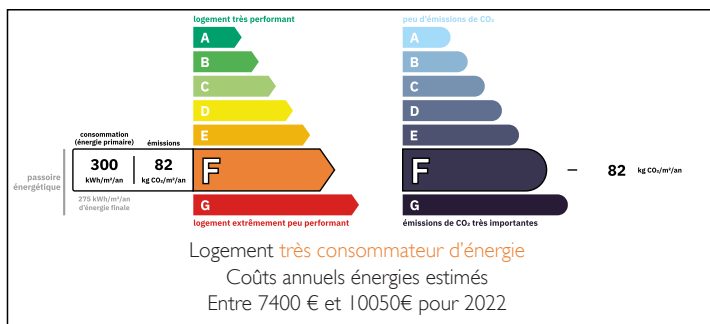


Elegant bourgeois house in the heart of Carteret, Manche, Normandy, France . Near beach, port and all amenities



ENERGY - DPE



INFORMATION

Town:	Barneville-Carteret
Department:	Manche
Bed:	5
Bath:	2
Floor:	205 m2
Plot Size:	479 m2

IN BRIEF

Just a short stroll from the marina, the renowned Plage de la Potinière, local boutiques, and some of Carteret's finest restaurants, this remarkable character home perfectly embodies the refined lifestyle for which this sought-after seaside resort on Normandy's west coast is celebrated.

Ideally located in one of the most desirable areas of the Manche department, overlooking the Channel Islands, this exceptional residence immediately captivates with its preserved authenticity, elegant interior design, and the outstanding quality of its renovation. A rare opportunity for discerning buyers seeking a luxury coastal property in France and an exceptional seaside lifestyle.

From the moment you step inside, the charm is undeniable. Generous living spaces, impressive ceiling heights, original hardwood floors, period fireplaces, and exquisite mouldings create an atmosphere of timeless elegance and warmth. Every detail has been carefully preserved and enhanced.

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

The light-filled 55 sq.m dual-aspect reception room forms the heart of the home. Bathed in natural light throughout the day, it is centred around an elegant open fireplace and flows seamlessly into a fully fitted and equipped kitchen, designed for effortless entertaining and modern family living.

The ground floor also features a utility room/laundry area, a boiler room, separate guest WC, and a stunning artist's studio flooded with natural light. This inspiring space offers exceptional versatility and could equally serve as a home office, creative workshop, garden room, or wellness space.

The first floor comprises three generously sized bedrooms and a spacious family bathroom complete with both a bathtub and separate walk-in shower.

The second floor offers two additional bedrooms, a shower room, and a large landing area that can easily accommodate a reading lounge, home office, playroom, or guest retreat. Beneath the eaves, the magnificent exposed timber framework highlights the authentic character and heritage of this remarkable residence.

Outside, the enclosed landscaped garden provides a private and peaceful green sanctuary. Beautifully planted and easy to maintain, it offers the perfect setting for outdoor dining, relaxation, and enjoying the mild coastal climate without the upkeep of extensive grounds. Its ideal west-facing orientation ensures spectacular afternoon and evening sunlight in a tranquil and sheltered environment.

A garage of over 30 sq.m and private off-street parking further enhance the appeal of this highly desirable property.

Key Features

Exceptional location within walking distance of the beach, marina, shops, and restaurants

One of Normandy's most sought-after...

NOTES