

House - 158 m²
MANOT

HAI
Price: €190 016 *
Honorary Award Excluded: €179 260
* Agency fees shall be borne entirely by the purchaser



DESCRIPTION DU BIEN

Set in a peaceful village with a little grocery shop this property is set back off the road with a pretty surrounding garden and a small piece of woodland. The house is on two levels but the primary accomodation is on one floor and comprises the following; Fully equipped kichen with patio doors leading to a terrace with pergola, a sitting room with dining area and wood burner. Four bedrooms ,office and shower room with separate wc. The lower level has a double bedroom with ensuite shower room and separate wc, games room, utility room, boiler room ,cave and garage. Outside there is a further detached garage, pretty garden and woodland. A short walk into the village to the little shop and cafe. Confolens the large town is just 5 minutes away. Oil fired central heating Mains drainage I am obliged to as with all of our properties to advise if you did want to independently find out more about the Risk elements at this property and any others please take a look at Géorisques : www.georisques.gouv.fr Agence J&S IMMO Clare Nicholls - Agent Commercial - English Speaking MOBILE FR : 0033 (0) 6.24.65.30.41 Email : clare.jsimmo@gmail.com 65 Avenue de la République - 16260 CHASSENEUIL-SUR-BONNIEURE BUREAU : 0033 (0) 5-45-68-05-50

LE BIEN EN DETAIL

Reference : 891CN16
Town : MANOT
Transaction : Sales
Type of property : House
Price Including charges : €190 016
Surface : 158 m²
Land : 3400 m²

Number of rooms : 7
Number of bedrooms : 5
Shower room : 2

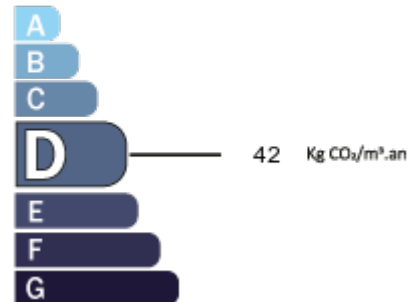


DIAGNOSTICS DPE - GES

Energy consumption in KWh/m² / year
Coûts annuels estimés (2022) :
mini. 3370€ max. 4620€



Greenhouse Gas Emissions in Kg CO₂² / m² / year
* Dont émissions de gaz
à effet de serre



LE BIEN EN PHOTOS







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