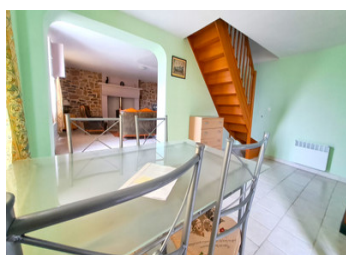
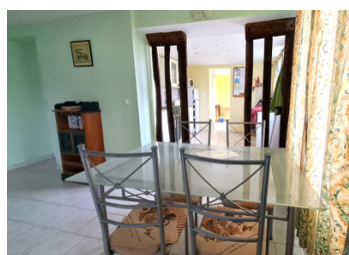


A super well conceived 4 bedroom home suitable for ground floor living. Near St hilaire du Harcouet.



## INFORMATION

Town:	Romagny Fontenay
Department:	Manche
Bed:	4
Bath:	3
Floor:	95 m2
Plot Size:	2133 m2



## IN BRIEF

This wonderful location would suit retirees for a comfortable life and outlook in rural Manche.

A large ground floor space is easy living with bedrooms, dining and living rooms, kitchen and laundry room all easily accessible. En suite bedrooms also on the first floor.

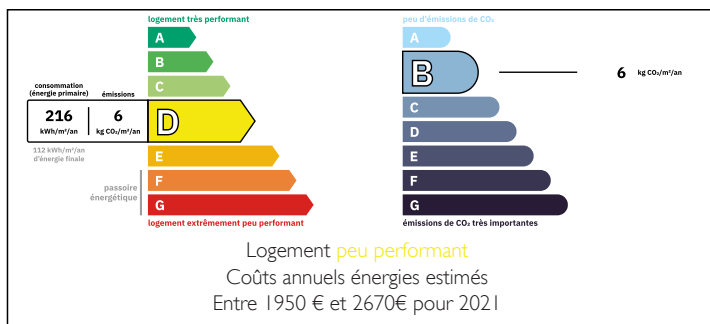
9 kms to St Hilaire du Harcouet a vibrant town having a weekly market, hotels and restaurants, a theatre and boutiques.

45kms to Mont St Michel and the beaches at Avranches.

2 hours by car to the Cherbourg Ferry to UK .

59 minutes to the Jersey ferry from Granville.

## 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

A stone and half-timbered house with a slate and fibre cement roof, comprising

Ground floor: a kitchen, a dining room with sitting room, a double bedroom and shower room with drainage, WC, a study, a utility room and a storage room leading to the garage.

First floor; Landing leading to a cupboard and 2 bedrooms each with shower room and WC. Outside; Terrace and grounds.

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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