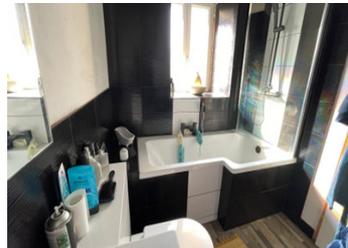


Stone Longère with Gîte + Studio | 6 Beds | Income Potential | Orne, Normandy

EXCLUSIVE



INFORMATION

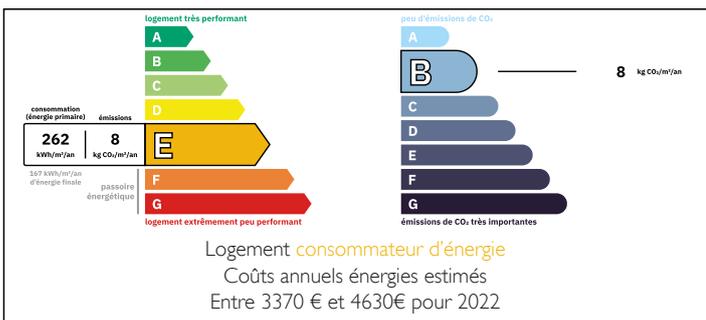
Town:	Méhoudin
Department:	Orne
Bed:	6
Bath:	3
Floor:	385 m ²
Plot Size:	900 m ²

IN BRIEF

Located close to Bagnoles-de-l'Orne and Domfront, in a peaceful countryside setting, this beautiful stone property offers a rare and highly versatile layout: three independent accommodations within one characterful estate.

Ideal for multi-generational living, a family home with rental income, or a turnkey holiday-let business (gîte + studio).

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

PROPERTY HIGHLIGHTS

3 independent living units (main house + gîte + studio)

Approx. 385 m² total living space

6 bedrooms (across the whole property)

Multiple lounges and fitted kitchens

Traditional character: fireplaces, beams, exposed stone

Private garden approx. 890 m²

Courtyard + off-road parking

Outbuilding (storage/workshop)

Peaceful rural setting, within easy reach of local amenities



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

The main house offers spacious, welcoming living areas filled with authentic charm, including fireplaces and original stonework. The layout makes it ideal as a family home or second residence.

In addition, two fully independent accommodations — a studio and a gîte — allow you to generate income immediately or host friends and family with complete privacy. Each unit has its own entrance and facilities, making the property suitable for tourism, long-term lets, or extended living.

LOCATION

Located in a pleasant rural hamlet within easy reach of:

The spa town of Bagnoles-de-l'Orne

The historic medieval town of Domfront

Local shops and amenities

A nearby leisure lake / beach area

This location offers space, tranquillity and tourism appeal — all within reach of everyday services.

PERFECT FOR:

Holiday rental investors