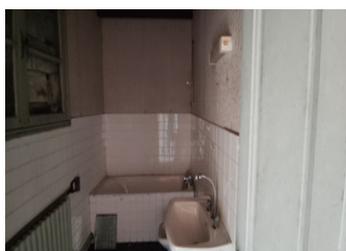


UNDER OFFER- House to renovate with garage and nearly 6 hectares of garden and woodland.

EXCLUSIVE



ENERGY - DPE

DPE not required.

INFORMATION

| | |
|-------------|-------------------|
| Town: | Chérencé-le-Héron |
| Department: | Manche |
| Bed: | 1 |
| Bath: | 1 |
| Floor: | 48 m2 |
| Plot Size: | 58000 m2 |

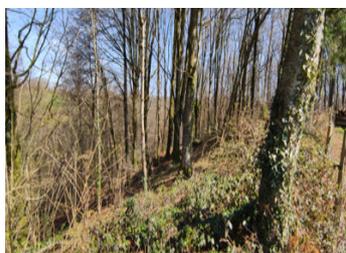
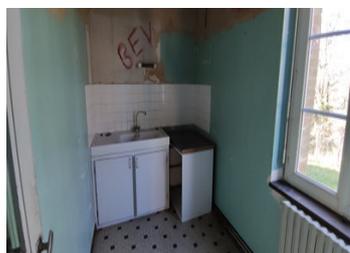
IN BRIEF

House with living room, kitchen, bathroom and one bedroom. Utility room and garage attached. Adjoining land.

A great opportunity to renovate to your own taste, with potential to extend (subject to planning).

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 outside the village of Chérencé-le-Héron, between Villedieu-les-Poêles and Brécey.

The property requires full renovation but has the potential to become a lovely two-bedroom home—or more, if the loft space is converted.

Set on a fantastic plot, with a large paddock to the right and rear of the house, and the remainder made up of woodland.

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