

Longny les villages, C18th village house overlooking the forest, 3 bed, outstanding gardens, views, river ...



INFORMATION

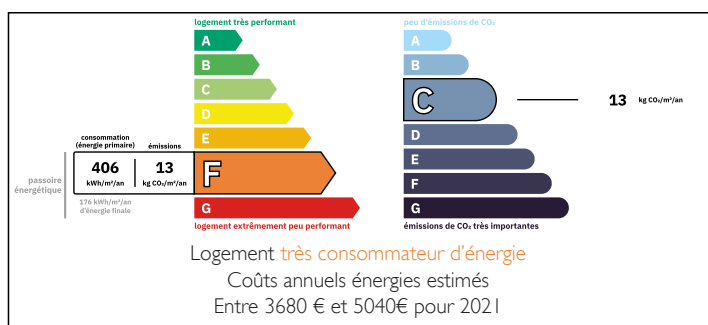
Town:	Longny les Villages
Department:	Orne
Bed:	3
Bath:	3
Floor:	137 m2
Plot Size:	4000 m2

IN BRIEF

House for sale in the Perche. In a pretty village overlooking the forest. Parts of the property dating back to C18th. The property has been tastefully renovated to a high standard and offer a total of 137m² including the summer kitchen. 3 bedrooms and three bathrooms. Outstanding gardens with views, a meadow, vegetable garden and river frontage.



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

The house (125m²) is located in the centre of this pretty village and comprises an entrance hall, kitchen/diner, sitting room with fireplace, office/small salon, shower and wc. First floor: first staircase leads to a bedroom. Second staircase leads to a landing, two bedrooms one bedroom has a shower and wc, the other bedroom a bathroom with wc. Double glazing, electric heating, mains drainage. Outside set in the gardens is the summer kitchen, fully equipped . Two wooden outbuildings for storage. Outstanding landscaped gardens of 4000 m² with lawns, seating areas, vegetable garden, fruit trees, meadow and the river at the boundary.

Breathtaking views.

All in good condition.

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