

Ref: A409 I 5 SIS 35

Price: 185 000 EUR

agency fees to be paid by the seller

Charming 3-Bed Character Home in the Heart of Brittany, Close to Dinan, Combourg & St Malo







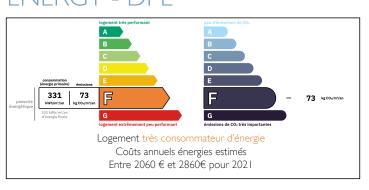








FNFRGY - DPF



INFORMATION

Town: Dinan

Department: Côtes-d'Armor

Bed: 3

2 Bath:

Floor: 100 m²

Plot Size: 400 m²

IN BRIEF

Traditional Tréverien Home for Sale - Perfect Holiday or Family Retreat in Brittany

Charming character home in the heart of Tréverien, Brittany, with private parking and immediate access to the scenic Canal d'Ille-et-Rance, ideal for walking and cycling, Just 16 km from Dinan, 15 km from Combourg, 35 km from St Malo with UK ferry links, 28 km to Dol de Bretagne TGV station, and 45 km to Rennes Airport.

Inside, a welcoming hallway leads to a downstairs WC and storeroom. The family kitchen with dining area features exposed beams and terrace doors to a The west-facing garden. lounge boasts wood-burning stove and original features. Upstairs: master bedroom with ensuite, two further bedrooms, landing, and family bathroom, with wooden floorboards throughout. Ground floor fully tiled.

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.





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LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Tréverien Character House with Garden & Parking – Near Canal d'Ille-et-Rance

Discover this beautifully presented family home, perfectly situated in the centre of the picturesque bourg of Tréverien, with private parking and immediate access to the scenic Canal d'Ille-et-Rance—ideal for walking, cycling, and relaxing countryside escapes.

Location & Connectivity:

- * 16 km to Dinan, a historic medieval town
- * 15 km to Combourg, renowned for its château and literary heritage
- * 35 km to St Malo, with ferry links to the UK and Channel Islands
- * 28 km to Dol de Bretagne TGV station, offering rapid connections to Paris
- * 45 km to Rennes Airport, with flights to Paris, Gatwick, and Amsterdam

This exceptional location combines peaceful village life with excellent transport links, making it an ideal choice for international buyers seeking a holiday home, pied-à-terre, or permanent residence in Brittany.

Interior Features:

Step inside to a welcoming hallway with a convenient downstairs WC and access to a useful storeroom. The family kitchen with dining area is a true highlight, full of character with exposed beams and terrace doors opening onto a west-facing garden—perfect for alfresco dining. The lounge, complete with a cozy wood-burning stove and more exposed beams, offers a warm and inviting space for relaxing with family and friends. The ground floor is fully tiled for ease of maintenance and a sleek, modern touch.

Upstairs, the first floor features a spacious, light-filled master bedroom with an ensuite bathroom. Two further bedrooms and a landing lead to a family