

Spacious 2/3 bedroom house in the countryside with stunning views set on a lovely plot of land - Plourac'h



INFORMATION

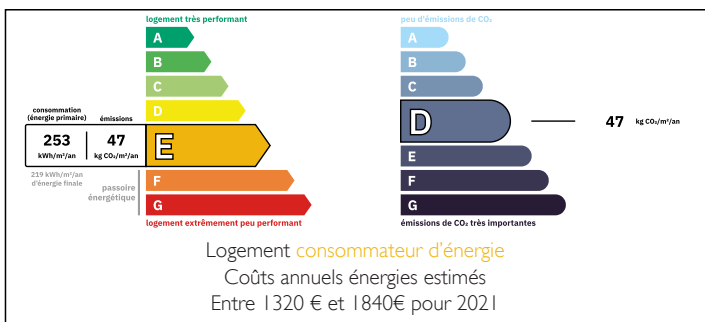
Town:	Plourac'h
Department:	Côtes-d'Armor
Bed:	3
Bath:	2
Floor:	100 m2
Plot Size:	1156 m2

IN BRIEF

Nestled between the picturesque villages of Carnoet and Plourac'h, this beautifully presented home offers comfort, space, and spectacular countryside views. With 2-3 bedrooms, multiple terraces, and a garden that wraps gracefully around the property, this is the perfect retreat for anyone seeking peace, character, and the charm of rural Brittany.



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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Perched on the outskirts of Camoët and Plourac'h, this delightful 2/3 bedroom home enjoys some of the most beautiful panoramic views over Brittany's rolling hills. Built upon a practical garage and utility area, which also includes a heated room that could serve as an office or studio, the property combines functionality with charm.

On the first floor, a welcoming entrance hall leads to a bright and naturally lit lounge, opening onto a stunning oak kitchen that blends quality craftsmanship with warmth and character. A dining room, which can also be used as a third bedroom, offers flexibility to suit your needs. The floor is completed by a beautifully finished shower room, featuring tasteful, modern details.

The lounge opens onto a superb balcony terrace, where you can relax and take in the breathtaking views of the surrounding countryside.

Upstairs, you'll find a spacious landing leading to two double bedrooms, both with built-in wardrobes, and a family bathroom.

Outside, the garden wraps around the home, creating a private, peaceful setting ideal for enjoying outdoor living. There's also a terrace and BBQ area perfect for entertaining, plus off-road parking.

This charming property offers the ideal blend of rural tranquillity and modern comfort, ready to move into and enjoy the beauty of Brittany from your own private haven.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>