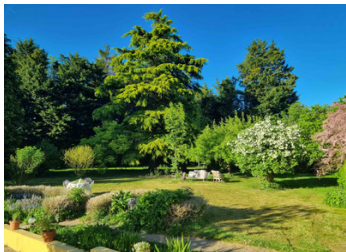


Spacious Country House with Bucolic Garden near Lyons Forest

EXCLUSIVE



INFORMATION

| | |
|-------------|---------------------|
| Town: | Fleury-la-Forêt |
| Department: | Eure |
| Bed: | 6 |
| Bath: | 3 |
| Floor: | 245 m ² |
| Plot Size: | 8028 m ² |

IN BRIEF

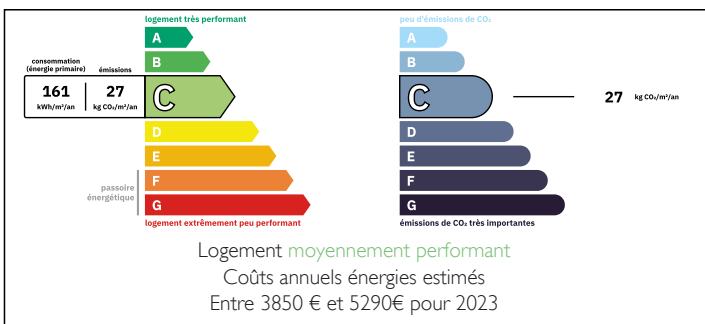
This charming house in Fleury-la-Forêt 27480 offers a peaceful countryside lifestyle just 300 metres from the Lyons Forest trails. Perfect for nature enthusiasts and families.

Discover a home designed for serenity and comfort, surrounded by open fields and meadows. The enclosed grounds boast numerous fruit trees, creating a lush setting ideal for quiet mornings and lively outdoor gatherings.

The property's grand bucolic garden is its beating heart—inviting you to slow down, connect with the land, and enjoy each season's bounty. There's ample room to grow vegetables or simply watch the landscape change with the light.

A half-basement, insulated and fitted out, extends the home's practicality and comfort, offering extra space for hobbies, home office, or storage.

ENERGY - DPE



With its many bedrooms, this house easily

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 extensive grounds are ideal for anyone aspiring to embrace permaculture or small-scale livestock, combining independence and nature into one authentic lifestyle.

Fleury-la-Forêt (27480) lies in the Eure department of Normandy, within the heart of the Lyons countryside. Known for its proximity to the immense Forêt de Lyons, the village enjoys a rural, green environment typical of the Pays de Lyons, offering a quiet and natural way of life.

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

LOCAL TAXES

Taxe foncière: 1 500 EUR

Taxe habitation: EUR

NOTES