

4 bedroom single storey house built in 2009 with stunning gardens, outbuildings, vegetable patch.... the dream

EXCLUSIVE



INFORMATION

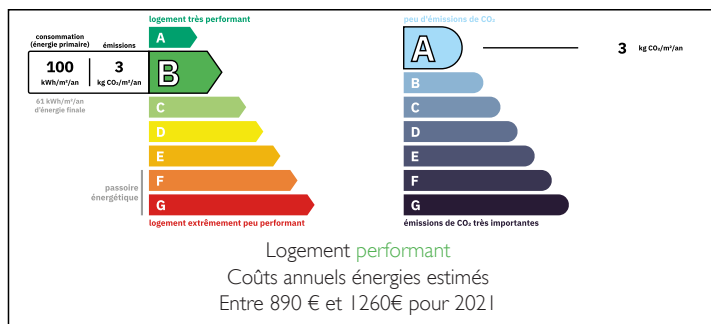
Town:	Plougonver
Department:	Côtes-d'Armor
Bed:	4
Bath:	2
Floor:	102 m2
Plot Size:	6756 m2

IN BRIEF

Built in 2009, this beautifully maintained single-storey 4-bedroom home offers easy ground-floor living in a peaceful hamlet near Plougonver. Set within 6,756 m² of landscaped gardens, the property includes spacious living areas, a wood-burning stove, underfloor heating, a master bedroom with en-suite shower room, garage with storage, and extensive outdoor space with orchard, vegetable garden, terrace and parking.



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.



NOTES

DESCRIPTION

Set on the edge of the charming village of Plougonver, this attractive property, built in 2009, offers a rare combination of quality construction, generous proportions and peaceful countryside living. The property benefits from a heat pump and underfloor heating.

Designed entirely on one level, the home provides comfortable ground-floor living throughout, with well-planned spaces that flow naturally and are filled with light. The property has been meticulously maintained and is presented in excellent condition.

The accommodation extends to approximately 102 m² and includes 7 principal rooms. There are four spacious double bedrooms, one of which benefits from a private en-suite shower room with WC and basin. A further family bathroom offers a walk-in shower, basin and WC.

The main living room is bright and welcoming, centred around a wood-burning stove, creating a warm and comfortable focal point. The kitchen and dining area are welcoming and bright, a separate utility room provides additional practicality and direct access to the garden.

Underfloor heating runs throughout, ensuring consistent comfort and efficiency across the home.

Outside, the property sits within a beautifully established plot of 6,756 m². The garden is mainly laid to lawn and includes a terrace area, mature fruit trees, shrubs and a productive vegetable garden. The setting offers both privacy and space, with excellent outdoor usability throughout the seasons.

Additional features include a garage and storage building with adjoining lean-to of approximately 50 m², ideal for workshop or storage use. There is also ample parking for multiple vehicles and the possibility,...