

332 800 €

**Contact agency**

**Christelle Mesnage Immobilier**

14 Rue de la Ferronnerie

22100 Dinan

02 96 88 00 01 /

contact@christellemesnage.com

**For sale house**

**7 rooms**

**Surface : 185 m<sup>2</sup>**

**Surface of the living : 75 m<sup>2</sup>**

**Surface of the land : 803 m<sup>2</sup>**

**Year of construction : 1800**

**Exposition : Sud**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : slate**

**Features :**

CALM, dependencies, Cheminée ou poêle à bois, Spacious, stone house

4 bedroom

1 terrace

1 shower

2 WC

1 garage

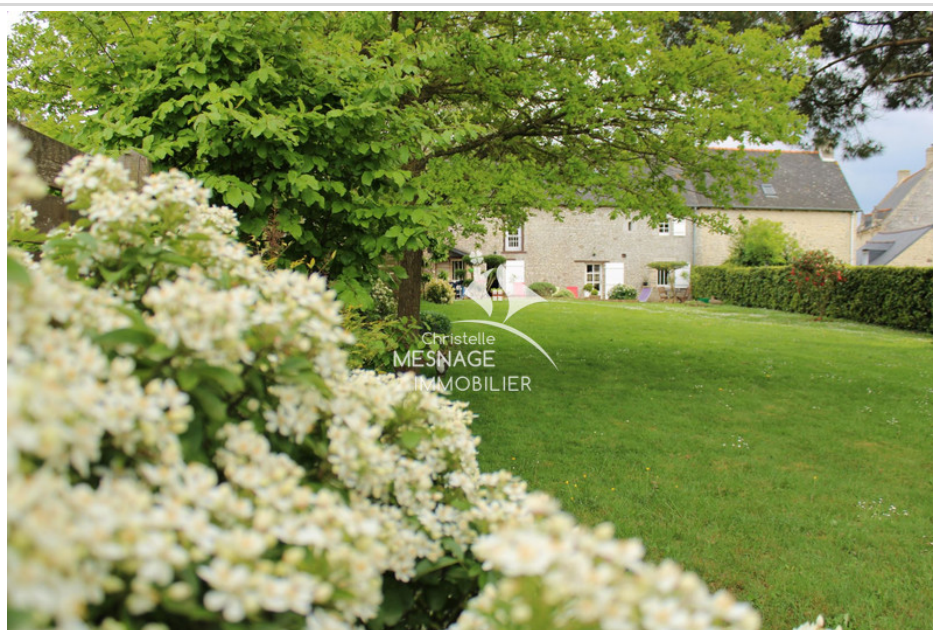
1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : B**

Document non contractuel

26/01/20



**House 3851 Dinan**

For Sale at Christelle Mesnage Immobilier, 20 Minutes from DINAN, in the countryside, stone house of 185m<sup>2</sup> of living space, offering: an entrance hall, a fitted kitchen opening onto a magnificent living room with access to the garden, a boiler room with laundry area and access to the garden, a landing, a fitted shower room, 2 toilets and 4 bedrooms, one of which is on the mezzanine. Outside: an adjoining courtyard with attic, a terrace with pergola, a courtyard, an old pigsty converted into storage, all on a plot of 803m<sup>2</sup>. Quiet, Beautiful volumes, Favorite. Ref: 389V2146M DPE: D Energy consumption: 222 Kwh/m<sup>2</sup> /year GHG: B CO2 emissions: 7 kg Co2/m<sup>2</sup>/year Information on the risks to which this property is exposed is available on the website [www.georisques.gouv.fr](http://www.georisques.gouv.fr) Find all our real estate listings on the website [www.christellemesnage.com](http://www.christellemesnage.com). A dynamic and professional agency that responds to all your requests for the sale of houses, apartments, land in the DINAN region or for all rentals. The Christelle Mesnage Immobilier agency welcomes you from Monday afternoon to Saturday evening for all your real estate projects in the DINAN region. Contact the agency at 02.96.88.00.01

Fees and charges :

332 800 € agency fees 3,85% à the responsibility of the buyer included

