

433 680 €

**Contact agency**

**Christelle Mesnage Immobilier**

14 Rue de la Ferronnerie

22100 Dinan

02 96 88 00 01 /

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**For sale farmhouse**

**8 rooms**

**Surface : 280 m<sup>2</sup>**

**Surface of the living : 60 m<sup>2</sup>**

**Surface of the land : 15660 m<sup>2</sup>**

**Year of construction : 1900**

**Exposition : Sud ouest**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : slate**

**Features :**

CALM, dependencies, double glazing,  
Cheminée ou poêle à bois, Laundry room,  
Spacious

5 bedroom

1 terrace

1 bathroom

1 shower

5 WC

2 garage

1 parking

1 cellar

Document non contractuel

Energy class (dpe) : E - -



## Farmhouse 3858 Dinan

For sale at Christelle Mesnage - Near DINAN - Spacious stone house of 190m<sup>2</sup> of living space offering on 3 levels: a fitted kitchen, a living room, a living room with insert fireplace, 2 shower rooms, a bathroom, 4 bedrooms with closet, 2 toilets, a laundry room, a separate garage, a stone outbuilding used for storage with attic, a covered wood shed with courtyard and workshop, a tarmac courtyard. All on a plot of land of approximately 3100m<sup>2</sup> currently being surveyed. Bright, quiet house, a favorite. DPE: D Energy consumption: 194 Kwh/m<sup>2</sup>/year - GHG: D CO2 emissions: 38 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 :

433 680 € agency fees 3,85% à the responsibility of the buyer included

