

Normandy- Pays d'Auge area - 27 ha in on piece

Agricultural property, 27 ha in one piece

Strategic location for this homogeneous set with agricultural vocation perfectly adapted to an equestrian activity. All the elements are there. This property includes a house of character (300m²) surrounded by beautiful plots of grass, housing, farm buildings.

Perfect location to reach the main roads.

17th century main house in Pays d'Auge half-timbering, St Jean bricks and stones

3 levels with peripheral balcony. Rare panorama.

Ground floor: Entrance cleared on vast room with chimney, insert, opened kitchen proposing an easy circulation, access to a completely done up living room, corners, office, toilet

Old staircase with tomettes Pays d'Auge

1st floor: 2 large bedrooms, 1 with toilet and bathroom. Old floor tomettes

2nd floor: 2 large bedrooms offering beautiful volumes to develop

Miscellaneous: Double glazing, beams and joists, typical architectural elements of the Pays d'Auge.

The house is extended by a former press with a development potential of 120m² on two levels.

- 2 apartments for rent (60 + 40 m² approximately) generating around 12.000 € rent per year
- 1 studio of 21m² is available
- agricultural sheds, small buildings

Land area of 27 ha divided into several plots delimited by hedges.

Selling price: 1 171 500 € TTC agency fees Equine-Quest included at the expense of the seller

Non-contractual document

ECD / GHG in court

Overview

Property ID

2663

Property Price
Size
Land Area Size
Bedrooms
Bathrooms
Garages

1 171 500€
300 m²
27 ha
4
2
1

Photos





Contact

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