



Stone house

VER SUR MER (14)

395 200 €*

* Agency fees to be paid by the seller



206 m²



6 pièce(s)



4 chambre(s)

PROPERTY DESCRIPTION

5 minutes from Courseulles sur mer, in the pretty village of Ver sur mer, I offer this stone farmhouse built on a plot of 505m². Ver sur mer is a seaside village with local shops, a school, a doctor's surgery and various sports and cultural associations. This beautiful building, more than 300 years old, will seduce you with its charm, with its stones and exposed beams, its pretty garden hidden from view and the calm that resides there. The layout of the house allows it to be used as two gîtes or guest rooms. Indeed, you will find a first part composed of a large room of about 36m² and a mezzanine upstairs. As for the second part, it has on the ground floor a living room with fireplace, a solid oak kitchen, a pantry/laundry room, a shower room and a bathroom. Upstairs, 4 bedrooms, one of which is over 20m². The +: Spacious, bright, lean-to for parking the car, garden sheds, covered terrace and collective sanitation network. For more information or to organize a visit, contact me! Les honoraires sont à la charge du vendeur.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

**** ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



Charline DUMAINE

COURSEULLES-SUR-MER (14470)

Agent

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Courts service city : CAEN

(+33)6 88 48 01 21

LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 827201
Property type Stone house
Year of construction 1700
Exposure TRAVERSANT E-W
View Vue sur Jardin

SURFACES

Living space 206 m²
Land surface 505 m²

COMPOSITION

Number of rooms 6
Number of bedrooms 4
Number of bathrooms 1
Toilets count 3
Washrooms 1
Terrace 1

APPENDIX

Parking couvert
Parking space 1
Videophone Non

SERVICES

Heater électricité
Kitchen aménagée



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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle