



## House

BEUVARDES (02)

**77 000 €\***

\* Agency fees to be paid by the seller



85 m<sup>2</sup>



5 pièce(s)



3 chambre(s)

## PROPERTY DESCRIPTION

Exclusively through your advisor, let me introduce you to this charming old millstone farmhouse to be completely renovated with 85 m<sup>2</sup> of living space, located in Beuvarde, just 16 km from Château-Thierry station. Ideal for DIY enthusiasts and renovation enthusiasts, this charming building will appeal to people looking for authenticity on a plot of 1477m<sup>2</sup> with an unfenced garden. The house consists of an entrance, a living room with an open fireplace, a room and an empty kitchen with access to the vaulted cellar which is located deep in the neighboring plot. On the 1st floor, you will find 3 rooms and on the 2nd floor, a convertible attic. The house also has a stable and a 23m<sup>2</sup> room above. The 87m<sup>2</sup> exterior building can be suitable for a garage or a craft activity, and also includes a cellar. This property has neither sanitary facilities nor kitchen, thus offering the potential for total redevelopment according to your needs. You will also have to rework part of the roof and partially redo that of the outbuilding. Do not hesitate to contact me for more information and to visit this property. With a little work and a good dose of creativity, this place could become your little corner of paradise renovated with love and humor!

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!



**Sabrina LAMY**

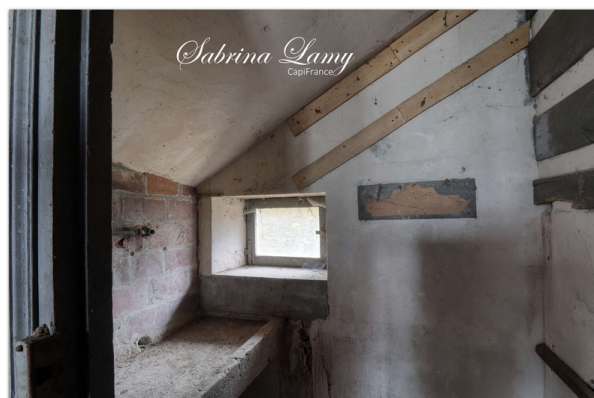
**ORBAIS-L'ABBAYE  
(51270)**

Agent

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## LE BIEN EN IMAGES



## DETAILS

### GENERAL

Reference ..... 848477

Property type ..... House

Year of construction ..... 1920

### SURFACES

Living space ..... 85 m<sup>2</sup>

Living room surface ..... 18 m<sup>2</sup>

Land surface ..... 1477 m<sup>2</sup>

### COMPOSITION

Number of rooms ..... 5

Number of bedrooms ..... 3

### APPENDIX

Parking ..... extérieur

Parking space ..... 1

Garage ..... 1

Cellar ..... 1

Videophone ..... Non

### SERVICES

Kitchen ..... vide



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