



STUNNING ILE DE RÉ LISTED PROPERTY, 3 BEDROOMS AND A LOVELY COURTYARD GARDEN

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LISTED PROPERTY, 3
BEDROOMS AND A
LOVELY COURTYARD
GARDEN...



PROPERTY FACT FILE	
REFERENCE	A23872EMU17
PRICE	€ 799,995 £ 675,724* <small>*agency fees included: 5 % TTC to be paid by the buyer (761 900 EUR hors honoraires)</small>
BEDROOM	3
BATHROOM	2
ACCOMMODATION	105 m ²
LAND	74 m ²
TOWN	Sainte-Marie-de-Ré
DEPARTMENT	Charente_Maritime
LOCATION	Village property
TYPE	Maison de Vacances, House, Villa
CONDITION	
FEATURES	Mains Drains, Close to golf course, Close to the coast
<small>*Price based on current exchange rate which is subject to change</small>	



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This property is located in Sainte Marie de Ré, a nice village with all amenities and lovely sandy beaches on the south part of the island.

La Rochelle airport, train station and historic centre are reachable within 30 minutes but also by bus from the Sainte Marie.

DESCRIPTIF

Built in the 1800s, behind a majestic gate, this is the last house on the island to have retained its decorative, listed façade.

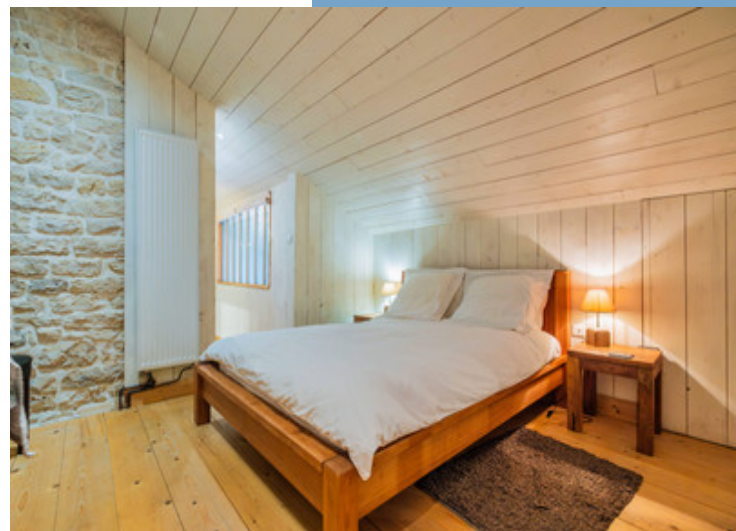
The house offers an open-plan living space, divided by a central staircase, with plenty of natural light and beautiful parquet flooring. There is a 14.74m² lounge, a 25.95m² dining room and kitchen and a toilet.

The semi sous-sol comprises an entrance hall (10.5m²), two bedrooms (10.30 and 12.43m²) and a bathroom with toilet (7.67m²). Upstairs you'll find a cosy mezzanine area (8,8m²) with a bedroom (8,15m²) and a shower room (4.75m²).

The exterior is an enclosed courtyard with a pond and a shed offering a beautiful decked terrace to enjoy the Ile de Ré climate most of the year.

Please contact us for further information or to organise a visit.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>



More Online : <https://leggettprestige.com/luxury-property-for-sale/view/A23872EMUI7>

COMPLETE FILE AND PHOTO ON REQUEST

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

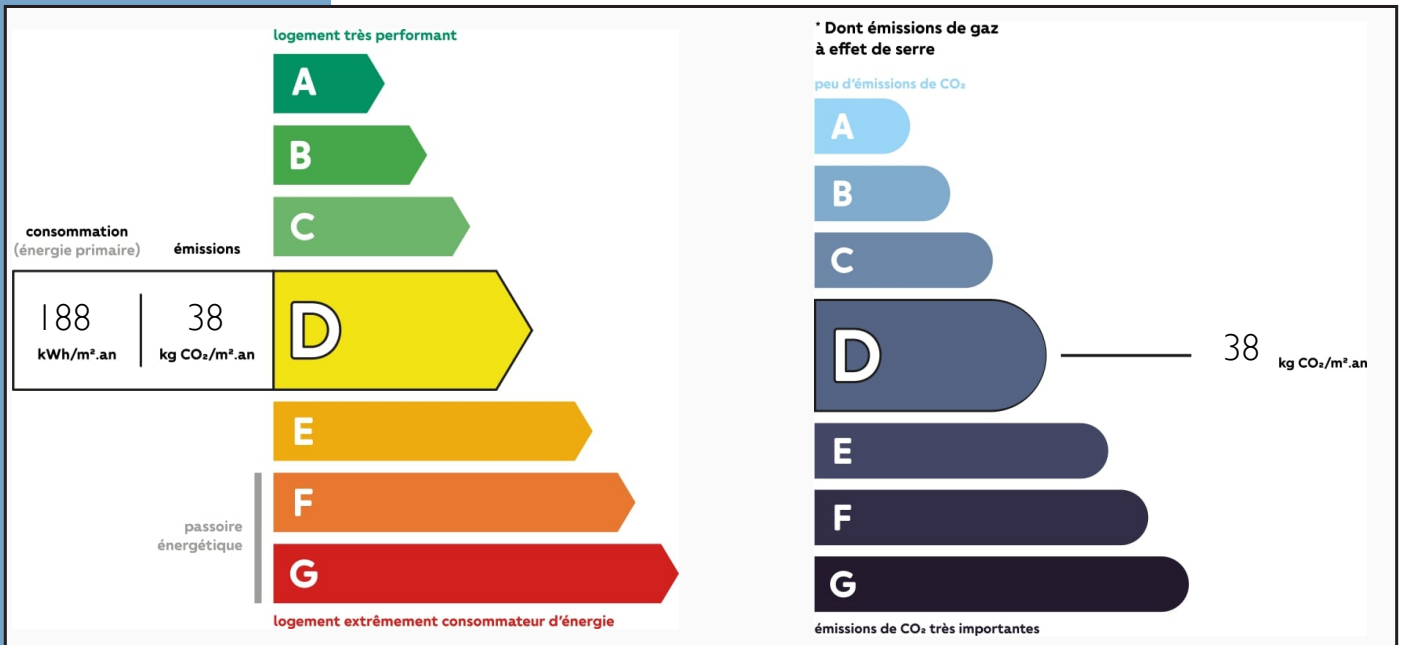
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

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ENERGIE-DPE



NOTICE

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CONTACT

Réf :A23872EMU17
FILE COMPLETE
AND PHOTOS
ON REQUEST

LEGGETT
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488
E-mail: prestige@leggett.fr

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr