



BEAUTIFUL RENOVATED LONGERE CLOSE TO VANNES,

56400, Vannes, Morbihan, Brittany

* 4 Beds * 1 Bath * 230m2

€950,000

Ref: LN-6PJMP

Property Description

Réf 4016: BEAUTIFUL RENOVATED LONGERE CLOSE TO VANNES

This former 17th century farmhouse, completely renovated, is ideally located in southern Brittany. Just a short distance from the Gulf of Morbihan, Vannes and the first beaches (Erdeven, Carnac, La Trinité-sur-Mer...), this beautiful farmhouse offers optimal comfort and will delight you with its calm and green environment. All the coastal activities such as the first golf courses (Baden, Ploemel) are accessible in about twenty minutes, the shops and local services in a few minutes. An ideal location for a family home or second home, depending on the plans of the future owners.

This 17th century farmhouse, acquired by the current owners in the 1990s, has been restored to a high standard. The charm of the old stones has been preserved while offering optimal interior comfort.

With a floor surface area of 230 sqm, this large longère offers :

- on the ground floor: a wardrobe, a large living room - dining room (with a functional fireplace and another one condemned), the kitchen, a back kitchen (laundry space), 2 independent toilets, a parental bedroom with dressing room and shower room (separate shower and bath).

- On the first floor: 3 large bedrooms (one with a shower room), a small bedroom (child), a bathroom, a separate toilet, a landing and a mezzanine overlooking the living room.

Numerous storage units are a useful addition to the property.

Adjacent to the "east" gable: a shed and storage space for gardening equipment.

A barn faces the main house. This building was completely renovated in 2011. With a floor area of approximately 85 sqm, it offers additional living space. A bedroom has also been installed on the first floor. A large room with a view of the garden thanks to a large glass area has been used as a workshop.

On the ground floor: a large space, a separate toilet and a hot water tank. The installation of a kitchen was planned.

An external stone staircase has been added and gives an independent entrance to the first floor.

A double garage and a car port (two spaces) are attached to the barn.

Outside parking spaces have been created with a quality covering.

The property is set on a wooded and landscaped plot of over 7,300 sqm and offers a particularly pleasant green cocoon.

Various living areas can be distinguished, including a generous orchard (apple trees, pear trees, cherry trees, peach trees, etc.). The presence of pretty chestnut trees, magnolias, hydrangeas...all contribute to the soothing atmosphere.

A swimming pool (11m x 5m) was added in 2003 and perfectly complements the residential buildings. The water is heated by a heat pump.

Gallery

