

## Character property lisigny sur mer

Pleasant property comprising a main stone house as well as two independent gites, outbuildings used as stables and storage space on approx. 2.5 hectares of land.

Main house: approx. 220 m<sup>2</sup> comprising, on the ground floor, a large room with kitchen and dining room, lounge, utility room. First floor: 5 bedrooms, bathroom and toilet.

Gîte (sleeps 4): kitchen with dining area, lounge and shower room. Upstairs are two bedrooms.

Gîte (sleeps 2): fitted kitchen with wood-burning stove, living room, bedroom and shower room.

An area comprising a large room with a fireplace and separate access

Other items :

Farm buildings, partly walled garden

Grassland adjoining the property.

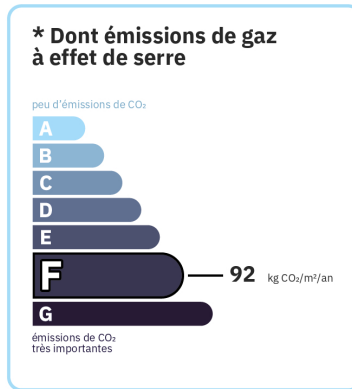
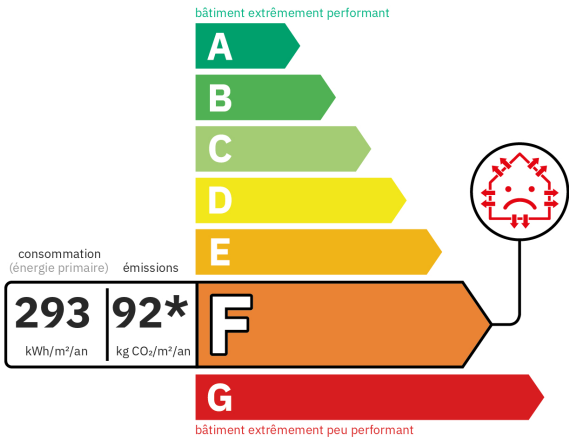
Non-contractual document and non-contractual volume estimates.

"Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr).

In accordance with article L. 561-5 of the French Monetary and Financial Code, you will be asked to produce a copy of the identity document of all visitors before any visit.

### Overview

|                                      |            |
|--------------------------------------|------------|
| Property ID                          | VM345      |
| Property Price                       | 480 000 €  |
| Size                                 | 220.00     |
| Bedrooms                             | 6          |
| Net selling price                    | 0 €        |
| Fees payable by                      | SELLER     |
| Fees (incl. VAT)                     | 0 €        |
| ECD                                  | F (293)    |
| GHG                                  | F (92)     |
| Date of completion of the ECD        | 16/11/2023 |
| ECD version                          | 2021       |
| Estimated costs min                  | 5 220 €    |
| Estimated maximum costs              | 7 110 €    |
| Reference year for calculating costs | 2021       |



## Photos





## Contact

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