



Kim & Nigel Cowles

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mamaisonfrancaise.com

**Reference:** N12474E  
**Location:** Deux-Sèvres (79) - Les Forges  
**Type:** Bungalow  
**Setting:** Village  
**Bedrooms:** 2  
**Bathrooms:** 2  
**Habitable:** 80 m2  
**Land size:** 418 m2  
**Condition:** Ready to move in  
**Year built:** 2008  
**Heating:** Electric  
**Shops:** 1 Km  
**Pool:** Yes  
**Outbuildings:** No



Two bedroom Villa , constructed in 2008, located on an exclusive park I km from Chateau Des Forges 27 hole Golf Club in the Poitou-Charente Region of France.

Having an open plan lounge and kitchen with exposed beams and wood burning insert fire. Kitchen units have a built-in dishwasher, and include the oven, hob, cooker hood and fridge/freezer.

Two double bedrooms, one being en-suite, plus a family shower room, and a store room.

There is a large covered terrace and open patios.

The property comes fully furnished and ready to move into. Electric wall heaters in each room. Double glazing throughout. There is also a washing machine.

The property has an open aspect with garden being lawned and far reaching views and could be closed off with hedging if required. The property is convenient to the car park and also the communal swimming pool.

Facilities on site include a large swimming pool with changing facilities, plus a full time Manager. A letting programme is available for those who wish to let during the summer months.

Village has a bio shop and restaurant plus restaurant at the golf club. Vasles and Menigoute 5km have a supermarket, bakery various other local shops include restaurants and medical facilities.

Kim Cowles, (Agent Commercial) - RSAC N° 50195547000015.

TTC Prix affiché : 110 000€ \*

(\* Les honoraires de l'agence sont à la charge du vendeur)

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€110,000

Whilst every care is taken to provide factual details, they are not contractual.  
Agency fees are included in the price, legal fees are extra

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RESEAU NATIONAL IMMOBILIER

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