

Price on request

Contact agency

BBII - Danielle Steens

20 Rue de l'étang

22480 Canihuel

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For sale apartment

3 rooms

Surface : 110 m²

Year of construction : 1950

Exposition : Est ouest

View : Campagne

Hot water : Individuelle

Inner condition : excellent

Building condition : GOOD

Features :

garden, double glazing

2 bedroom

1 terrace

1 WC

2 parkings

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

Document non contractuel

27/11/2025 - Prix T.T.C



Apartment 8927-44 Canihuel

CENTRAL BRITTANY: Located ON THE ROSTRENEN - QUINTIN ROUTE: IN THE MUNICIPALITY OF CANIHUEL. IN A SHARED PROPERTY OF TWO UNITS. LOT 1 - GROUND FLOOR T2 APARTMENT with a living area of 80m² (can be converted into a T3). PLUS A SMALL ADJACENT HOUSE with a floor area of 35m². The apartment features a living room, one bedroom, a kitchen, a toilet, a bathroom to be created, and a multipurpose room that opens onto a private garden. The small adjoining house can be converted into a studio or a two-room unit or used as an office, or any other business space (parking in front). The window frames are new and the rest is to be fitted out. The apartment was fully renovated in 2020 by local craftsmen (insulation, exterior PVC double-glazed windows with electric shutters, electrical wiring, plumbing, painting, heating, toilets, and kitchen). Invoices are available. Private garden of 400m² and reserved parking spaces. Electric heating and hot water. Individual water and electric meters. Compliant individual sewage system (ECOFLO from October 2022). New roof 2025. Energy rating: D - Property tax: €420 / year. Price: €88,000 Contact: Danielle STEENS: 06 28 49 44 22 Sales agent: SIRET number: 398 390 831 000 53

Fees and charges :

