

## Price on request

### Contact agency

BBII - Danielle Steens

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For sale cottage

3 rooms

Surface : 51 m<sup>2</sup>

Surface of the living : 21 m<sup>2</sup>

Surface of the land : 270 m<sup>2</sup>

Year of construction : 2019

Exposition : Est ouest

Hot water : Electrique

Inner condition : excellent

External condition : exceptional

2 bedroom

1 terrace

1 shower

1 WC

2 parkings

1 cellar

Document non contractuel

09/01/2026 - Prix T.T.C



## Cottage 9008-2 Caurel

RESIDENTIAL CHALET of 51m<sup>2</sup>, KUBIO 50 model, with a covered climatic roof terrace of 20m<sup>2</sup> and garden chalet. Shares granting the right to use a 270m<sup>2</sup> plot within a secure co-ownership. This chalet is located in the private, secure domain of GUERLEDAN, open year-round in a green setting where peace and tranquility prevail – Co-ownership of 68 units. It features a living room, a fitted and equipped kitchen, two bedrooms, a bathroom with a washing machine, and a separate toilet. Partially furnished. Ideally situated in Beau-Rivage (30 minutes from Pontivy, 45 minutes from Saint Brieuc, and 1 hour from Rennes and Vannes, placing you at the crossroads of Brittany's wonders), this estate invites you to explore the heart of Brittany. The harbor and beach are just meters away, and there is a large parking space on the plot for a motorhome and a car. Many activities are available around the lake and in the Quénécan forest: hiking and horseback riding (GR341 trail of 40 km), beaches, fishing, canoeing, waterskiing, paddleboarding, and mountain biking. Average share of the estimated annual charges budget: 900 euros/year. Property price: €186,000 including fees (fees included, payable by the buyer)

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Fees and charges :

