

## Price on request

### Contact agency

**Christelle Mesnage Immobilier**

14 Rue de la Ferronnerie

22100 Dinan

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### For sale house

**Surface : 170 m²**

**Surface of the living : 26 m²**

**Surface of the land : 1044 m²**

**Year of construction : 1965**

**Exposition : Sud**

**View : Citadine**

**Hot water : Fuel**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : slate**

### Features :

CALM, Chambre au rdc, double glazing,  
Cheminée ou poêle à bois, Laundry room,  
Spacious, stone house

5 bedroom

1 terrace

3 showers

3 WC

1 garage

1 parking

**Energy class (dpe) : E**

**Emission of greenhouse gases (ges) : F**

Document non contractuel



## House 4159 Plouasne

For sale at Christelle Mesnage Real Estate – 20 minutes from DINAN – A house with 170m² of living space, featuring: A garage with an electric door, a boiler room with an oil boiler, a wine cellar with an electric water heater, a laundry room with access to the garden, a summer kitchen with a cupboard and garden access, an entrance hall, a fully equipped kitchen with a fireplace insert, a living room, a landing, a separate toilet, 3 bathrooms including one with a toilet and another with a toilet and walk-in shower, and 5 bedrooms. All situated on a fenced, wooded plot of 1044m². Ref: 389V2187M Energy Performance Certificate (EPC): E Energy consumption: 287 Kwh/m²/year GHG Emissions: E CO2 emissions: 58 kg CO2/m²/year Information on the risks to which this property is exposed is available at [www.georisques.gouv.fr](http://www.georisques.gouv.fr) Find all our property listings on [www.christellemesnage.com](http://www.christellemesnage.com). A dynamic and professional agency that handles all your requests for selling houses, apartments, and land in the DINAN area, as well as all rental needs. Christelle Mesnage Real Estate welcomes you from Monday afternoon to Saturday evening for all your real estate projects in the DINAN region. Contact the agency at 02.96.88.00.01  
Fees and charges :

