

Price on request

Contact agency

BBII - Dannielle Steens

20 Rue de l'étang

22480 Canihuel

06 28 49 44 22 / Danielle.steens@orange.fr

For sale farmhouse

10 rooms

Surface : 216 m²

Surface of the living : 50 m²

Surface of the land : 1510 m²

Year of construction : 1950

Exposition : Est ouest

View : Campagne

Hot water : Electrique

Inner condition : a refresh

External condition : GOOD

Couverture : slate

Features :

2 terraces, attic

7 bedroom

2 show ers

2 WC

1 garage

2 parkings

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

Document non contractuel

01/02/2026 - Prix T.T.C



Farmhouse 9007-11 Saint-Connan

CENTRAL BRITTANY: TOWN OF SAINT CONNAN – Located between GUINGAMP and QUINTIN – TWO terraced stone houses with slate roofs on a 1,510m² plot, including a garage and wood shed. **HOUSE 1:** covering 138m², featuring on the ground floor a 30m² living room with fireplace and a 24m² eat-in kitchen. Sleeping area: 3 bedrooms, a shower room, and 1 WC. Upstairs: 2 bedrooms, 1 dressing room, and a 35m² insulated attic that can be converted. Energy rating: F **HOUSE 2:** with 78m² of living space, comprising on the ground floor a 25m² kitchen with fireplace, a 12m² dining room, and a shower room. Upstairs, two large bedrooms measuring 17 and 18m². Energy rating: E PVC double-glazed windows and wooden single-glazed skylights. Oil heating and fireplaces. Wood stoves can be installed if desired. Note that the paved area is NOT the road in front of the houses, but the courtyard. Municipal sewage system – Oil heating – Property tax: €93 per year Energy Class: E and F Property tax: €93 per year Price: €135,000 fees payable by the buyer. Contact: Danielle STEENS: 06 28 49 44 22 / 04 97 22 24 83 Commercial agent: SIRET number: 398 390 831 000 53 Fees and charges :

