COLDWELL BANKER
EUROPA REALTY

House Honfleur 315 m²



SALE PRICE : 380 000 €

EMAIL : CBAI@COLDWELLBANKER.FR

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

DESCRIPTION

A charming former barn with exceptional spaciousness – Near Honfleur and 2 hours from Paris

Discover this exceptional property, which elegantly combines the authenticity of brick and flint. Nestled in a charming, peaceful village, this property enjoys a prime location in the immediate vicinity of Honfleur and just 2 hours from Paris.

Built in 1948, this superb building spans over 400 m² with exceptionally spacious interiors. Bathed in light thanks to its large bay windows opening onto the outdoors, it captivates with its spectacular ceiling height of over 7 metres, enhanced by exposed timber beams.

This unique property, with its remarkable potential, lends itself to a variety of projects: creating a restaurant, an events and reception venue, or converting it into a spectacular loft-style main residence. Let your imagination run wild!

The property is set on a beautiful, fully enclosed plot of 1,498 m². The space is currently spread over three levels:

On the ground floor: a very large reception room, a light-filled conservatory, a fully equipped professional kitchen with a utility room, 3 toilets (including 1 accessible to people with reduced mobility) and a storage room.

On the first floor: two offices, a good storage area (cupboard) and a toilet.

On the second floor: an additional room to be fitted out according to your needs.

Technical features and location:
The electrical installation fully complies with current standards, the water softener is modern, and heating is provided by a fan-based system. Ideally situated just a few minutes' drive from Honfleur, the property also enjoys excellent access to the cycle path along the banks of the Seine.

A rare opportunity in the area to bring a unique project to life. Don't wait any longer – contact your specialist in unusual properties today to arrange a viewing!

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

FEATURES

Property type:	House	Area:	315.0 m²	Property tax:	€2.00
Number of rooms:	5 rooms				

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

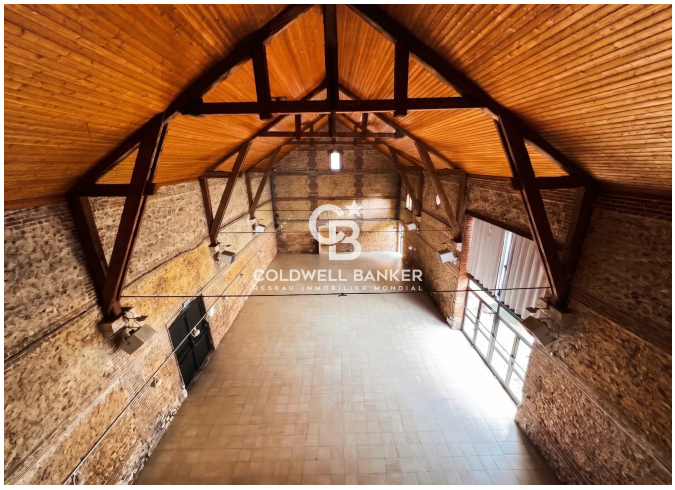
Energy performance diagnosis (EPD): Not applicable -1

Greenhouse gas emissions (GHG) index: Not applicable -1

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY





176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr