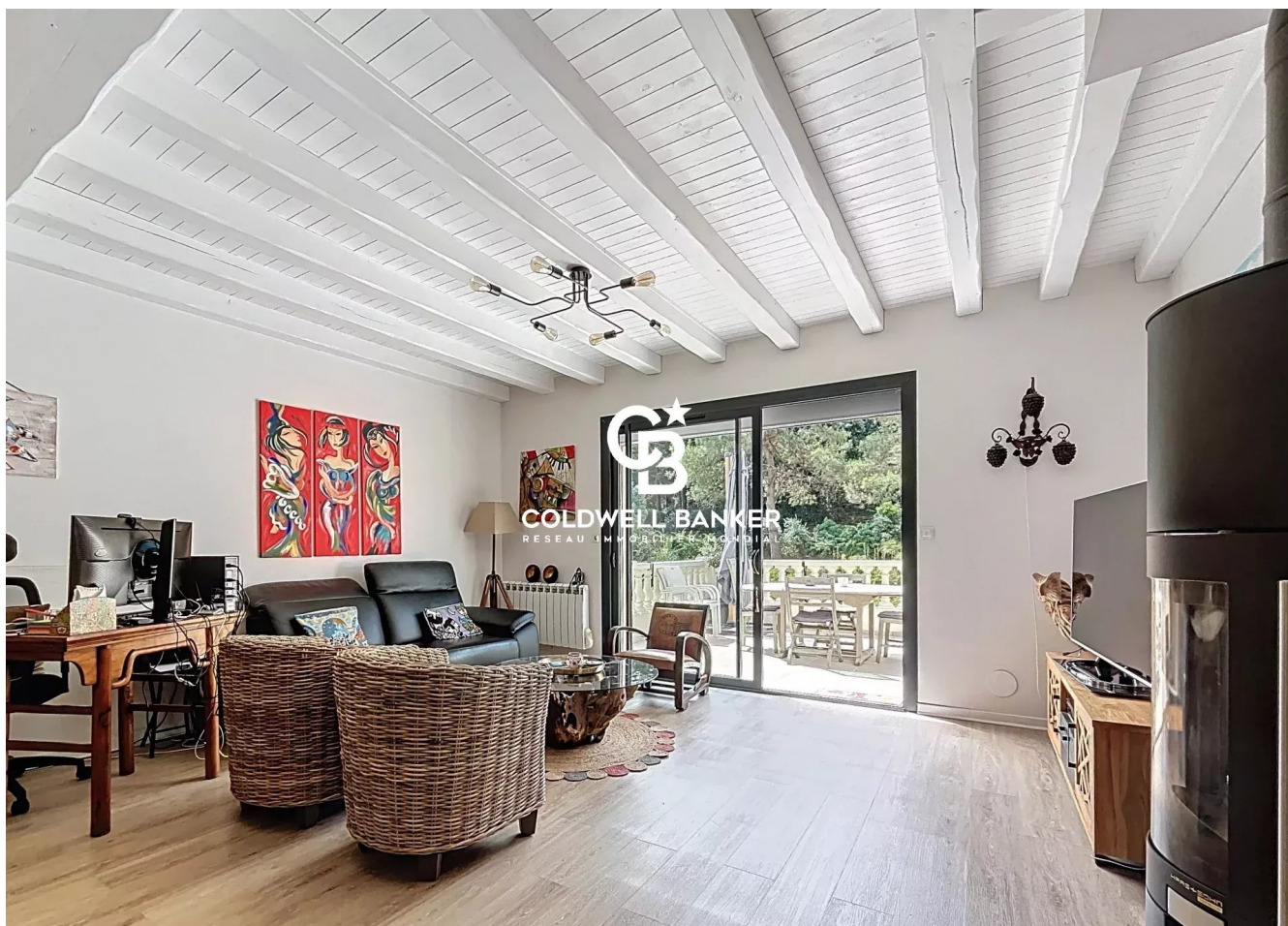


Maison Longeville-sur-Mer 203 m²



PRIX DE VENTE : 556 000 €

EMAIL : IMMOBILIERE@COLDWELLBANKER.FR

DESCRIPTION

Here's the English translation of the text you provided:

Hidden Gem in Les Conches

Tucked away in the peaceful village of Les Conches, this character property invites you to settle into a privileged natural setting, just a few minutes' walk from the beaches.

The main house will charm you with its warmth and inviting atmosphere. Generously sized, it features a functional and bright kitchen, a cozy living/dining room — perfect for moments with family or friends — three beautiful bedrooms, and two bathrooms.

Outdoor Oasis

The entire property opens onto a tree-filled garden of over 2500 m², where nature reigns supreme. Enjoy absolute tranquility, relax under the pine trees, play a game of pétanque on the bocce court, or savor long summer evenings in complete privacy.

Rare Opportunity: Two Independent Gîtes

A rare asset: two independent T2-type gîtes, ready to welcome your guests or generate immediate rental income. Each features its own living space, a bedroom, and a bathroom, with a private terrace area and garden access.

Additional Features and Potential

A spacious garage and a workshop complete this property. There's also the possibility of creating an additional gîte here.

This place is more than just a house: it's an invitation to a gentle way of life. Whether you're looking for a primary residence, a holiday home, or a tourism accommodation project, this property has everything to captivate you.

A viezwing is a must !

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	203.0 m ²	NB de pièces :	8 rooms
NB de chambres :	5 bedrooms				

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : E 275

Indice d'émission de gaz à effet de serre (GES) : B 10



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