



**4 bedroom town house, with kitchen, living room and bathroom, to modernize. Huge barn with workshop and conference room.**

This town house built in the 50's is set in the town of Renazé in the Mayenne, with its attractive gardens, spacious rooms and a private parking area. Connected to all mains services. There is garage and several entrances to the property. In need of modernizing.

**Town:** Renazé  
**Dept:** Mayenne  
**Plot size (m2):** 2218  
**Habitable (m2):** 120  
**Bedrooms:** 4  
**Bathrooms:** 1  
**Agent:** Paul Goodman

*paul@frenchestateagents.com*

**12631PG53**

**€ 214 000**

#### House overview

4 bedrooms, kitchen, bathroom, separate WC, dining room, living room, office, cellar and garage, two loft areas. Connected to all mains services. Gas central heating. In good overall condition.

Entering the property from the front is an entrance hall, in front and to the right is the dining room (18.5m<sup>2</sup>), this room has a parquet floor, and glazed doors opening to the garden, at one end of the room behind glazed doors is a living room (7.5m<sup>2</sup>) with dual aspect windows and in one corner is an open fireplace. Return to the entrance hall and to the right is an office (8m<sup>2</sup>) with a sink and door to the rear garden. Next to this room is the stairs and then a doorway to the kitchen (20m<sup>2</sup>) which has lots of windows, cupboard space and a sink, a doorway to the bathroom (4m<sup>2</sup>) which has a bath, shower and a sink. (there is a WC off the entrance hall). A second door from the kitchen leads to a corridor that has the back door at one end, a small cupboard at the other, opposite the kitchen door is an entrance to the first part of the cellar. (17.5m<sup>2</sup>). This room has a soil floor, high level windows and garage type doors to the outside. There is an access to one part of the loft. . . .



**Grand Ouest**

**Siege Social, 24340 La Rochebeaucourt**

**TEL: 08700 11 51 51 email: info@frenchestateagents.com**