

Price on application

House for sale

7 rooms

Surface : 145 m²

Surface of the living space : 35 m²

Surface of the land : 1698 m²

Year of construction : 1975

View : Campagne

Hot water : Fuel

Indoor condition : good

Outdoor condition : good

Cover : slate

Benefits :

calm, Chambre au rdc, double glazing,
fireplace or wood burning stove, Laundry
room

5 bedroom

1 terrace

2 bathrooms

1 shower

2 WC

1 garage

1 parking

1 cellar

Energy class (old measure) : E

Climate class : E

Document non contractuel

06/12/2025 - Prix T.T.C



House ref. 389V2261M DINAN

****AT THE GATES OF DINAN: Spacious and Bright Family Home with Unobstructed Views!****

****The Charm of Tradition and Space for the Whole Family****

Don't miss this fantastic opportunity presented by Christelle Mesnage Real Estate! Ideally located just outside Dinan, this beautiful traditional house with solid construction and a full underground basement is truly a dream for families seeking space, natural light, and a peaceful setting.

With 145 m² of living space, this property offers an exceptional lifestyle on a stunning 1698 m² plot featuring unobstructed views and complete privacy.

****Detailed Description: Comprehensive Features****

On the Ground Floor:

Welcoming entrance with a convenient closet.

Cozy living room with a fireplace, perfect for winter evenings, and direct access to the terrace to enjoy sunny days.

Functional equipped kitchen.

Two spacious bedrooms.



Christelle Mesnage Immobilier - 14 Rue de la Perronnerie - 22100 Dinan

Tel : 02.96.88.00.01 ou portable : 06.80.01.43.12.

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SARL Capital de 10 000 euros en enregistrée au RCS DE ST MALO

SIRET 753 166 370 000 19, gérante Christelle MESNAGE-RENAULT, Titulaire de la carte pro CPI 2202 2018 000 025 937 délivrée par la CCI des Côtes d'Armor. Garantie GALIAN

****Outdoor Space: Nature and Serenity****
Enjoy a large and beautiful 1698 m² plot, a true haven of peace. Its clear views and quiet surroundings ensure relaxation and privacy, while being just minutes from Dinan and its amenities.

****Key Information****

Living area: 145 m²

Land: 1698 m²

Energy rating: E Energy consumption: 218 Kwh/m² per year

CO2 emissions: E Emission: 67 kg CO2/m² per year

Don't wait to visit this well-built home, a rare find in the area!

Contact your agency, Christelle Mesnage Real Estate, today to arrange a viewing.

Ref: 389V2261M

Information about risks related to this property can be found
at www.georisques.gouv.fr

Fees and charges :