

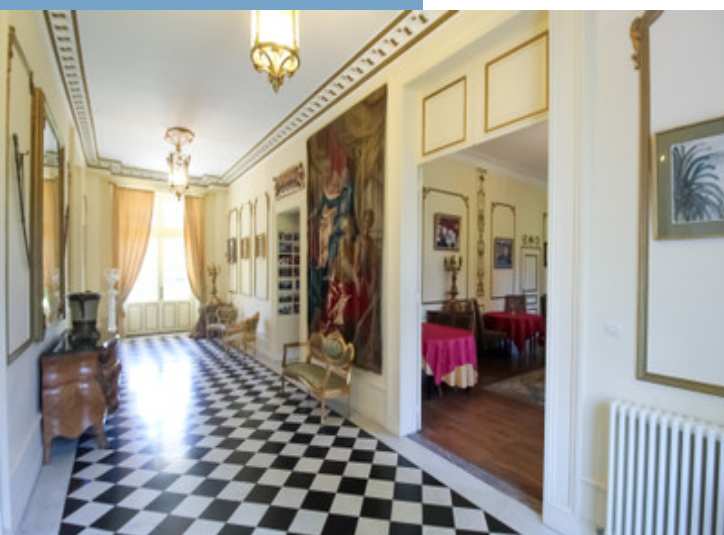


MAGNIFICENT CHÂTEAU WITH 11 BEDROOMS  
SET IN AN 11 ACRE PARK WITH A LAKE, HEATED  
POOL AND 2 GUEST HOUSES



www.leggettprestige.com

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PROPERTY FACT FILE	
REFERENCE	A20717AF37
PRICE	€ 1,410,000 £ 0* *agency fees included: 4 % TTC to be paid by the buyer (1 350 000 EUR hors honoraires)
BEDROOM	11
BATHROOM	11
ACCOMMODATION	1169 m²
LAND	44747 m²
TOWN	Tournon-Saint-Pierre
DEPARTMENT	
LOCATION	Isolated
TYPE	Gîtes, Hotel, Country House
CONDITION	Good condition
FEATURES	Swimming Pool, Other Drainage, Lake
*Price based on current exchange rate which is subject to change	





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This beautiful château dating from around the turn of the 18th century was built on the site of a previous chateau destroyed during the revolution and sits in fully enclosed parkland of approximately 11 acres with a lake and several huge trees dating from around the same time as when the property was constructed. It has a 15m x 6m heated

## DESCRIPTION

This superb chateau dates from the turn of the 18th century, sits in an 11 acre site with a lake and consists of:

Ground floor:

Entrance hall – 35m<sup>2</sup>

Living room – 43m<sup>2</sup>

Library -43m<sup>2</sup>

Dining room – 43m<sup>2</sup>

Corridor

Kitchen – 21m<sup>2</sup>

Conservatory – 50m<sup>2</sup>

Study – 14m<sup>2</sup>

2 tower rooms each with a spiral staircase

First floor:

Access corridor

Bedroom 1 – 25m<sup>2</sup> with ensuite bathroom

Bedroom 2 – 25m<sup>2</sup> with ensuite bathroom

Bedroom 3 – 39m<sup>2</sup> with ensuite bathroom

Bedroom 4 – 23m<sup>2</sup> with ensuite bathroom

Bedroom 5 – 32m<sup>2</sup> with ensuite bathroom

2 tower rooms each with a spiral staircase

Second floor:

Access corridor

Bedroom 6 – 17m<sup>2</sup> with ensuite shower room

Bedroom 7 – 24m<sup>2</sup> with ensuite bathroom

Bedroom 8 – 40m<sup>2</sup> with ensuite bathroom

Bedroom 9 – 22m<sup>2</sup> with ensuite bathroom

Bedroom 10 – 23m<sup>2</sup> with ensuite bathroom

Bedroom 11 – 21m<sup>2</sup> with ensuite bathroom

2 tower rooms each with a spiral staircase

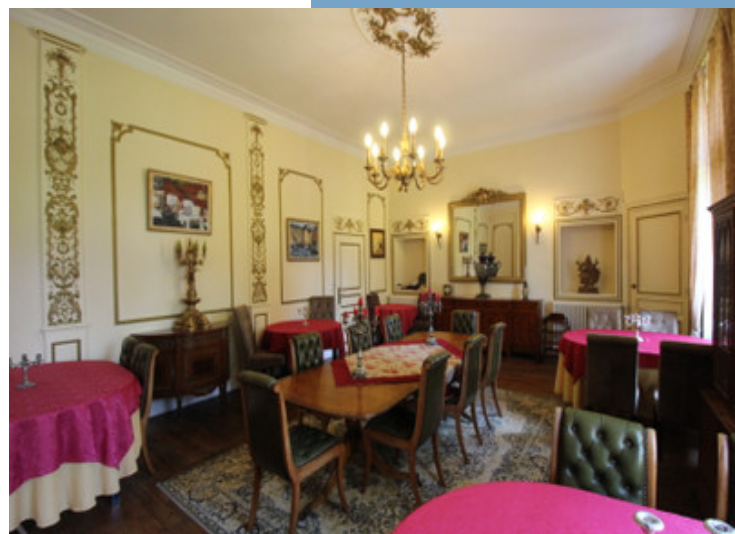
Staircase giving access to the large attic

Basement:

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A20717AF37>

COMPLETE FILE AND PHOTO ON REQUEST



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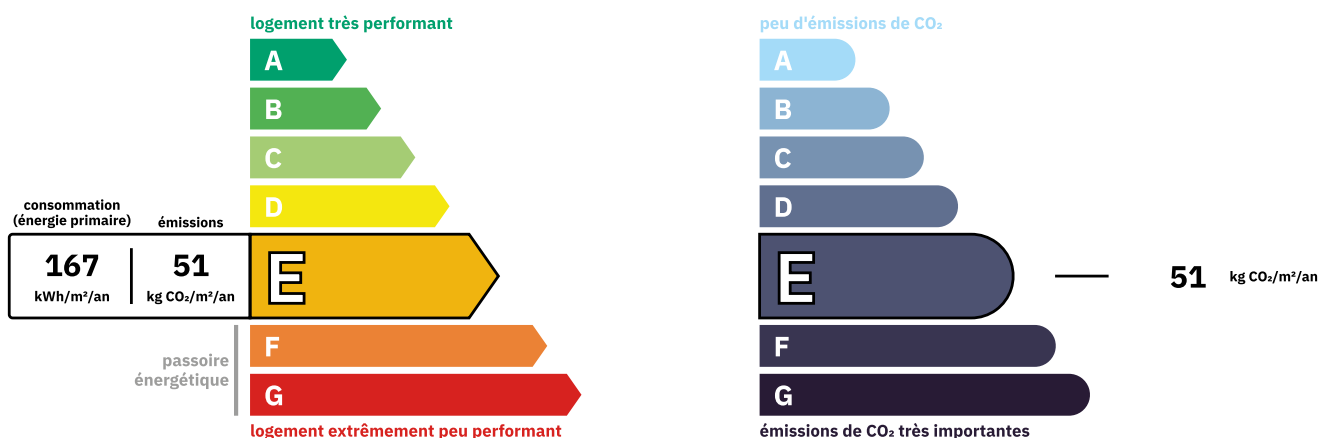


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## ENERGIE-DPE

Information about risks to which this property is exposed is available on the Géorisques website :  
<https://www.georisques.gouv.fr/>



## NOTICE

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

## CONTACT

Réf : A20717AF37  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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