



ELEGANT CHÂTEAU & GATEKEEPER'S COTTAGE IN PUY-L'ÉVÊQUE – A HISTORIC GEM IN THE LOT VALLEY

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PROPERTY FACT FILE

REFERENCE	A34735SGU46
PRICE	€ 799,000 £ 0* <small>*agency fees to be paid by the seller</small>
BEDROOM	10
BATHROOM	6
ACCOMMODATION	419.12 m ²
LAND	18763 m ²
TOWN	Puy-l'Évêque
DEPARTMENT	
LOCATION	Town property
TYPE	Maison de Vacances, Bed and Breakfast, Country House
CONDITION	Good condition
FEATURES	Other Drainage, Garage, Private parking

*Price based on current exchange rate which is subject to change



- A Prestigious Château with Rich History
- Two Residences – Perfect for Family or Investment
- Expansive Estate with Outbuildings
- Idyllic in the Lot Valley & Cahors Vineyards
- Excellent Connectivity for International Buyers

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Step into history with L'Ameillée, a stunning Napoleonic château in Puy-l'Évêque, nestled in the heart of the Lot Valley and Cahors vineyards. This estate offers a grand main house, a charming gatekeeper's cottage, historic outbuildings, and 2 hectares of land—all just minutes from amenities and transport links.

DESCRIPTIF

A Timeless Château in the Heart of the Lot Valley

A Rich History Steeped in French Heritage

Dating back to the 18th and 19th centuries, L'Ameillée is a property of distinction, once home to some of Puy-l'Évêque's most prominent figures. Originally the residence of the canton's judge, it later became the home of the town's physician. Over the years, the estate was owned by an esteemed local family of notaries, doctors, and high-ranking military officers, with several former mayors of Puy-l'Évêque calling it home.

The name Ameillée refers to a landscape once filled with almond trees. The estate sits near what was once the town's historical gendarmerie (1879-1962), reinforcing its deep roots in the community.

Today, this prestigious estate offers a rare opportunity to own a piece of French history, with beautifully maintained architecture, elegant living spaces, and stunning countryside views.

Main Château – "L'Ameillée" (Total: 325 m²)

A Napoleonic residence blending timeless charm and modern comforts, featuring:

First Floor – 250 m²

Grand dining & living room – 48.5 m²

Spacious open-plan kitchen – 21 m²

Private library/TV room – 10.9 m²

Utility room (local cumulus) – 13 m²

Bedroom 1 – 26.1 m²

Bedroom 2 – 17.6 m²

Bedroom 3 – 16.5 m²

Bedroom 4 – 34.5 m²

An elegant terrace – 89 m² offering stunning countryside views

Second Floor – 75 m² (not including attic)

Bedroom 5 – 37.2 m²

Bedroom 6 – 14.2 m²

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A34735SGU46>

COMPLETE FILE AND PHOTO ON REQUEST



LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

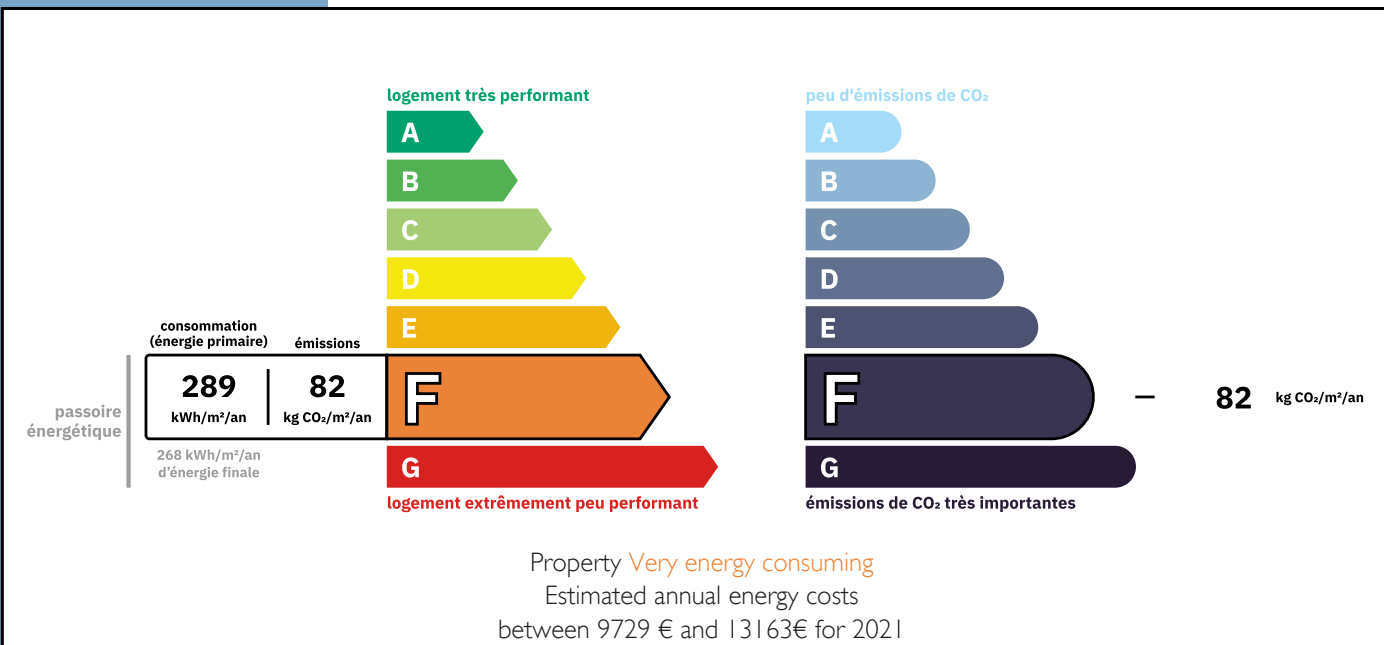
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ENERGIE-DPE

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



NOTICE

Leggetts, their client and any joint agents give notice that:

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CONTACT

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FILE COMPLETE
AND PHOTOS
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