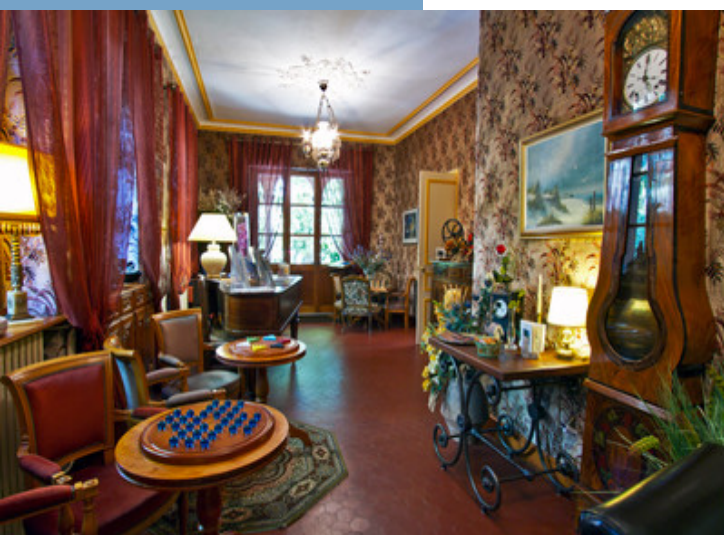




1825 FRENCH CHÂTEAU WITH POOL, GUEST HOUSE & WELLNESS FACILITIES - PRIVATE ESTATE WITH CHARACTER

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1825 FRENCH CHÂTEAU
WITH POOL, GUEST
HOUSE & WELLNESS
FACILITIES - PRIVATE
ESTATE WITH
CHARACTER...



PROPERTY FACT FILE	
REFERENCE	A46228WBA48
PRICE	€ 1,290,000 £ 0* *agency fees to be paid by the seller
BEDROOM	9
BATHROOM	9
ACCOMMODATION	370 m ²
LAND	3455 m ²
TOWN	Saint-Alban-sur-Limagnole
DEPARTMENT	
LOCATION	0-2KM to amenities
TYPE	Hôtel
CONDITION	
FEATURES	Swimming Pool, Private parking, Detached
*Price based on current exchange rate which is subject to change	



LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

- • Historic 1825 French Château
- • 9 En-Suite Bedrooms & Guest House
- • Heated Pool, Spa, Sauna & Hammam
- • Private Estate with Flexible Layout
- • Camino de Santiago Location

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Dating from 1825, this elegant French château offers approximately 370 m² of accommodation within around 3,455 m² of private grounds, complemented by an independent 82 m² guest house. Currently arranged with 15 principal rooms, including 9 en-suite bedrooms, together with a lounge, breakfast room, heated swimming pool and

DESCRIPTION

Historic French Château with Exceptional Lifestyle & Investment Potential:

Steeped in history and dating from 1825, this elegant French château presents a rare opportunity to acquire a distinguished country estate in one of France's most picturesque regions. Set within approximately 3,455 m² of private grounds, the property extends to around 370 m² of accommodation, combining period character, generous living space and exceptional versatility. Equally suited as a prestigious private residence, multi-generational family home, elegant second residence or a property with hospitality or tourism potential (subject to permissions), this remarkable estate offers outstanding flexibility.

Approached through private grounds, the château immediately conveys timeless elegance. Arranged over several levels, it offers 15 principal rooms, including nine spacious bedrooms, each with its own en-suite bathroom. A welcoming lounge and breakfast room provide comfortable communal living, while the adaptable layout can be retained or reconfigured to suit individual requirements, subject to any necessary approvals.

An independent house of approximately 82 m², linked by a veranda, provides valuable ancillary accommodation ideal for guests, extended family, staff or a variety of complementary uses. Outside, landscaped gardens create a peaceful setting for entertaining and outdoor living. A heated swimming pool, spa, sauna and hammam provide year-round wellness facilities, enhancing the lifest...



More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A46228WBA48>

COMPLETE FILE AND PHOTO ON REQUEST

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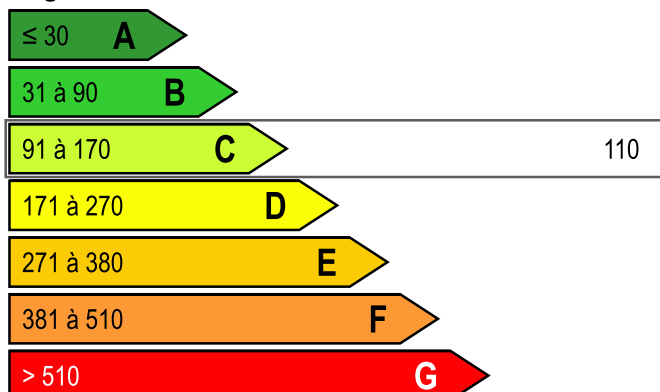
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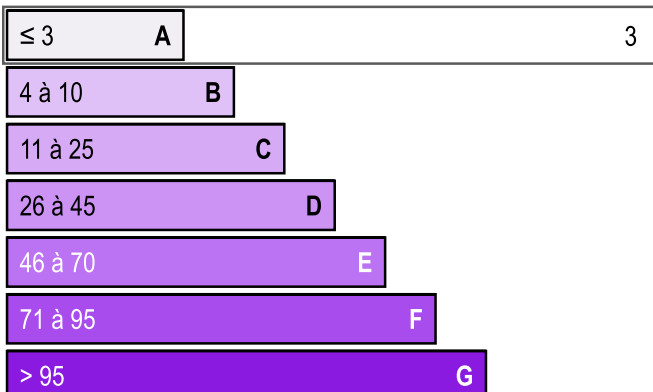
Information about risks to which this property is exposed is available on the Géorisques website :
<https://www.georisques.gouv.fr/>

Logement économe



Logement énergivore

Faible émission de GES



Forte émission de GES

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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 : A46228WBA48
FILE COMPLETE
AND PHOTOS
ON REQUEST

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