



Ref : 9231HNL

Luxurious property For sale Lot

Area



Habitable : 452 m²



Usable : 0 m²



Land : 1,2 Ha

852 000 €

Luxurious residence for sale Lot. Large authentic property beautifully restored on 332 m² of high standard comfort, on 1,2 ha with wooded park with swimming pool, tennis court, garage, guest house of 119m². Potential for touristic activity or large family house. 5mn to shops and school.

IN SUMMARY

Rooms : 24
Bedrooms : 9
Bathrooms : 18

Swimming pool : yes
Garage place : 2
Parking space : nc
Outbuildings : yes



Wood and Fuel



Adsl

Advantages : River banks property | Potential for touristic activity

SERVICES



1st Shops : 5 mn



All shops : 5 mn



Health : 35 mn



Elementary : 5 mn

Middle School : 5 mn

High school : 35 mn



35 mn



35 mn

ENERGY INFORMATION

Consommation conventionnelle 87,00 kWh/m².an

Estimation des émissions 26,00 kg éqCO₂/m².an



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DESCRIPTION

Main house:

Kitchen : 39 m² fully equipped, black granite stone, underfloor heating, access to garden and terrace

Dining : 26 m²

Toilette with hand wash

Laundry

Bedroom 1 : 32 m², wooden floors, bathroom, bathtub, hand wash, toilet

Vaulted wine cellar

Office : 9 m²

Bedroom 2 : 24 m², wooden floor, open fire place, bathroom, bathtub, hand wash, toilets

Bedroom 3 : 13 m², shower room, shower, hand wash, private terrace

Bedroom 4 : 56 m², open fire place, bathroom, bathtub, shower, hand wash, underfloor heating, access to inner courtyard

First floor level :

Bedroom 5 : 23 m², wooden floors, bathroom, bathtub, hand wash, toilets

Bedroom 6 : 25 m², bathroom, bathtub, hand wash, toilets

First floor level by stone stairs in the kitchen :

Bedroom 7: 37 m² wooden floors, bath room, hand wash, toilets Dressing : 17 m²

Guest house:

Bedroom : 9 m²

Shower room : 6 m²

Living : 33 m²

Bedroom : 13 m²

Electric heating

Garage for 2 cars

Garage /Atelier 24 m²

Former pigsty : toilets hand wash

Swimming pool 6x12 m chloral system, 2006

Orangery

Terraces

Tennis court

Are you interested ?



Marie

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