



## SPLENDID PRESBYTERIAN ESTATE COMPRISING 5 B&B ROOMS -3 GITES -INFINITY POOL -SET IN 34 ACRES OF PURE NATURE

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SPLENDID PRESBYTERIAN  
ESTATE COMPRISING 5  
B&B ROOMS -3 GITES  
-INFINITY POOL -SET IN 34  
ACRES OF P...



PROPERTY FACT FILE	
REFERENCE	A05362
PRICE	€ 1,456,000 £ 1,207,970* *agency fees included: 4 % TTC to be paid by the buyer (1 400 000 EUR hors honoraires)
BEDROOM	17
BATHROOM	15
ACCOMMODATION	950 m <sup>2</sup>
LAND	140000 m <sup>2</sup>
TOWN	Le Buisson-de-Cadouin
DEPARTMENT	Dordogne
LOCATION	50km or less to airport
TYPE	Gîtes, Gite Complex
CONDITION	
FEATURES	Swimming Pool, Other Drainage, Private parking
*Price based on current exchange rate which is subject to change	



- Ideal as wedding venue -
- 34 acres of freehold land
- 3 guest accommodations and 5 B&B rooms
- Professional kitchen
- 

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Located on the edge of the Black Perigord near a beautiful little village, famous for its abbey, this former presbytery finds its roots in the 12th century and is loaded with history and charm. Offering scenic countryside views and overlooking its own 34 acres of land with heated infinity pool and small pond, this is heaven on earth! The

## DESCRIPTIF

The estate has been recently renovated and refurbished by its current owners, preserving all its charm and authenticity creating a perfect match with the history of this property. Today it comprises 5 luxurious en-suite B&B rooms, of which one family suite, all benefiting from a contemporary decoration. 3 rooms are air-conditioned (Sleep 12). Further, 3 good-sized units of guest accommodation (sleep 13 up to 17), private terrace and garden. The guest units are newly furnished with country-chic furniture and remain fully equipped with modern kitchens and shower/bath rooms.

All guests have access to a splendid 12 x 6 m heated infinity pool with large sundeck offering far reaching views towards the surrounding countryside.

To complement the development factor of the estate, an impressive 125 m<sup>2</sup> reception hall with bar, large covered terrace and professional equipped kitchen, making it the place to be as a wedding venue or for the organisation of family reunions and seminars.

The owners' accommodation consists of a charming 3 bed/1 bath home with open plan modern kitchen - period stone open fireplace - exposed stone and beams - reversible air conditioning and private terrace.

Extension options

The property also comprises 2 independent offices / additional rooms (one with a shower) and 2 former staff rooms for further development, comprising in total 110m<sup>2</sup>.

Large parking area.

Garage.

Storage.

Carport for 4 vehicles.

Set in the center of the touristic tria

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A05362>

COMPLETE FILE AND PHOTO ON REQUEST



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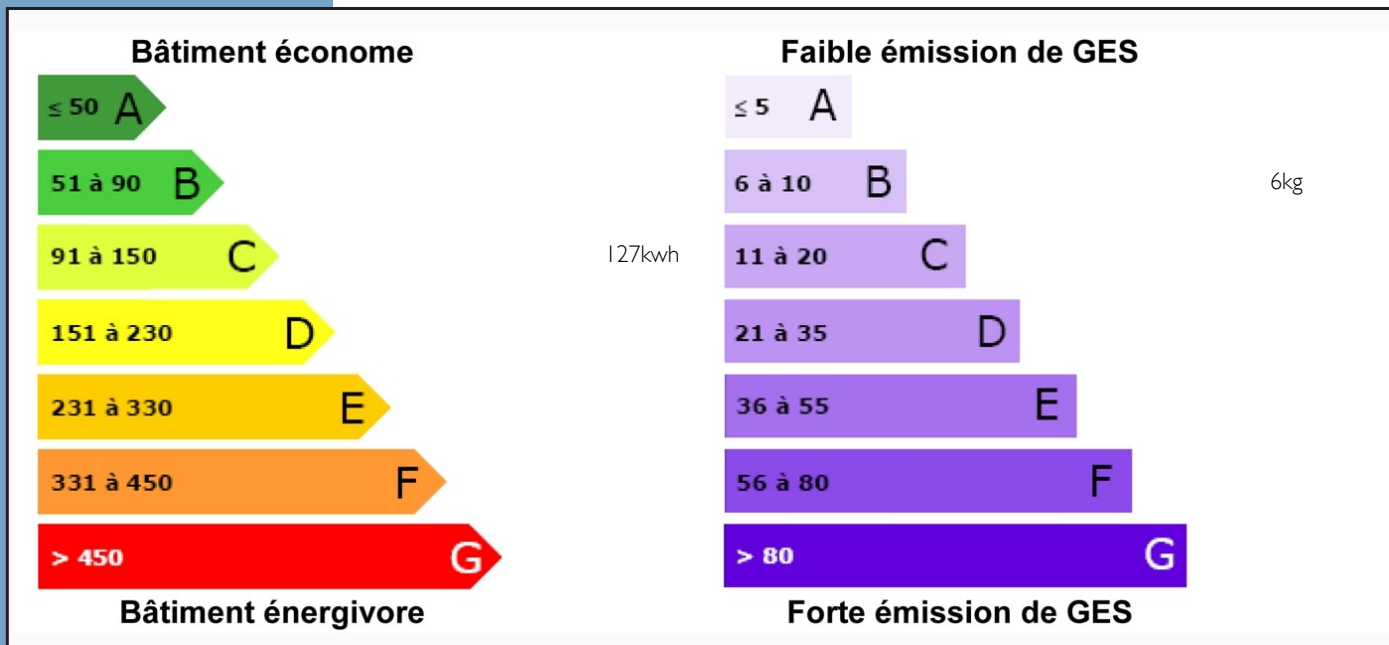
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Information about risks to which this property is exposed is available on the Géorisques website :  
<https://www.georisques.gouv.fr/>

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## ENERGIE-DPE



## NOTICE

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## CONTACT

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FILE COMPLETE  
AND PHOTOS  
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