



## 17THC RIVERSIDE CHÂTEAU. A SUCCESSFUL GITES, YOGA RETREAT AND EVENT BUSINESS WITH A SPACIOUS OWNERS HOUSE.

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17THC RIVERSIDE  
CHÂTEAU. A SUCCESSFUL  
GITES, YOGA RETREAT  
AND EVENT BUSINESS  
WITH A SPACIOUS  
OWNERS...



PROPERTY FACT FILE	
REFERENCE	A26924TFO30
PRICE	€ 1,495,000 £ 1,257,594* *agency fees to be paid by the seller
BEDROOM	17
BATHROOM	11
ACCOMMODATION	850 m <sup>2</sup>
LAND	23770 m <sup>2</sup>
TOWN	Branoux-les-Taillades
DEPARTMENT	Gard
LOCATION	Hamlet property
TYPE	Gîtes, Country House, Gite Complex
CONDITION	
FEATURES	Swimming Pool, Private parking, Barns - outbuildings
*Price based on current exchange rate which is subject to change	



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The château is set in its own valley with over two and a half hectares (6 acres) of parkland bordered by the river Gardon and in the midst of wonderful, abundant wildlife with the beautiful and popular lakes of Camboux just 2km away. Close by are the wild Cévennes mountains and the rivers of the Tarn, Ardeche and Cèze with their

## DESCRIPTIF

This is a rare opportunity. The château is a thriving tourism enterprise with high quality gites and yoga retreats and great potential to develop a wedding/events business, study centre etc.

This is uniquely paired with an elegant and spacious home. It offers the real possibility for a complete lifestyle change. Alternatively, it would provide a spectacular base in one of the most unspoiled but accessible areas of France for a large family or for a business.

The château is spectacular and boasts a history that can be traced back at least 400 years. It is built of golden stone from the surrounding hills and set around a charming central courtyard. In the 1890s the château was bought by a high-ranking French diplomat who renovated and updated it adding a beautiful 'Parisian' façade and designing the park with its stately plane trees which sweep down to the river.

Arriving at the property across a little bridge over the river Gardon, you enter through iron gates and approach the château via a long gravel drive lined with lavender. This opens out into a wide, gravelled area accessing the stone paved central courtyard in which there is a pretty carved stone basin into which a spring runs. From here the park and gardens stretch down to the river laid out with lawns and established trees over a hundred years old.

The main entrance doors in the beautiful 19th Century façade face the gardens and the river. You enter via sweeping stone steps into an impressive ent

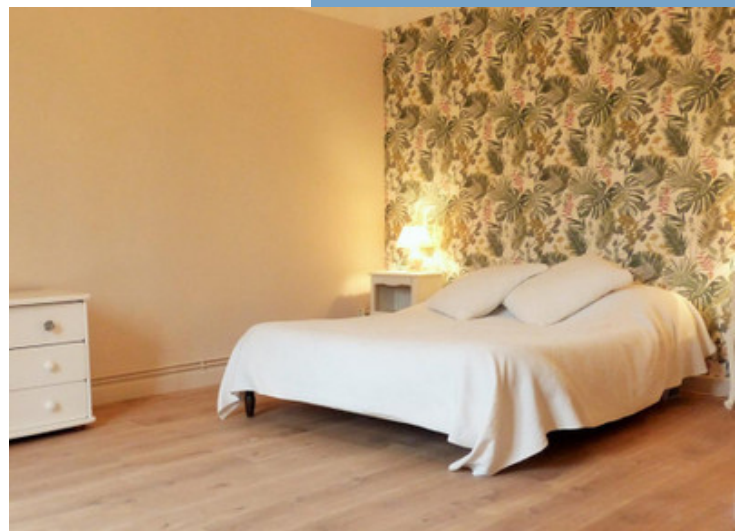
More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A26924TFO30>

COMPLETE FILE AND PHOTO ON REQUEST

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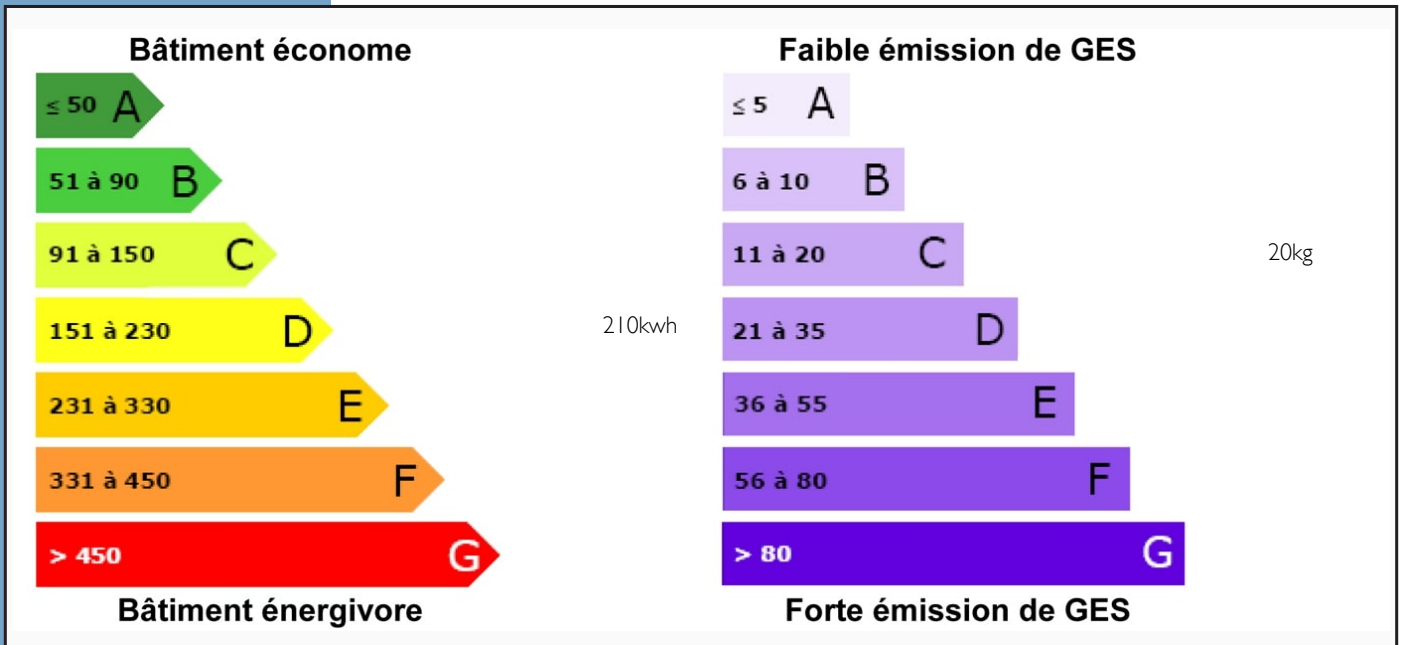


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## ENERGIE-DPE

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

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AND PHOTOS  
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