

BLACK PERIGORD - IDYLLIC BOUTIQUE HOTEL WITH RESTAURANT AND PRIVATE OWNERS ACCOMMODATION ON THE RIVER BANKS

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PROPERTY FACT FILE

REFERENCE	A18573AM24
PRICE	€ 1,381,000 £ 0* *agency fees to be paid by the seller
BEDROOM	14
BATHROOM	0
ACCOMMODATION	966 m²
LAND	5163 m²
TOWN	Montignac
DEPARTMENT	
LOCATION	Town property
TYPE	Hôtel, Bar-Restaurant, Family Home
CONDITION	Good condition
FEATURES	Swimming Pool, Mains drainage, Private parking

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





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- In the centre of the old town
- Private Garden with pool
- River bank setting
- Separate Owners house
-

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This 19th-century mansion has been tastefully remodeled into a charming hotel, located in the heart of an authentic Perigordian market town. Sitting on the river banks of the Vézère, near the famous Unesco World Heritage prehistoric site that attracts thousands of visitors annually; this delightful 3 star hotel offers the best of both



DESCRIPTION

Original large stone stairs lead to front entrance of the hotel into the lobby (20.7 m2) with its original 14th Century stone floor that has been magnificently restored and maintained.

Wooden staircase leads up to the hotel's upper floors.

The small bar & reception area is located at the back of the lobby, access to the kitchens can be found behind the bar.
Reception/bar area: 15.8 m2



Fully equipped industrial kitchen 48.43m2 + 17.94m2

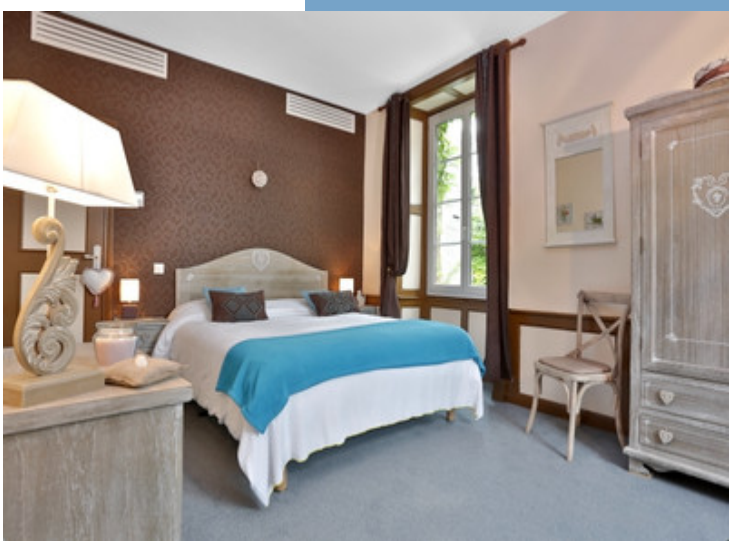
Opposite the bar/reception area is the breakfast room (19.1 m2) housing coffee machines, juice dispensers and various tables for breakfast buffet display.

The far end of this room has french doors leading out to the dining terrace, and exit to the premises straight onto the riverbank parking.

Seated dining rooms are off on the left hand side of the room, 54 m2 and the salon is on the right handside 19.1 m2

There is also an office (20 m2), laundry room (12.3 m2), storage rooms and toilets (6 m2) on this level.

The upper floors can be accessed via the main wooden stairwell in the front lobby or the wheelchair accessible lift/elevator.



Floor 2 has 7 bedrooms (sizes range from 15m2 to 27m2) and large family suites (34 m2) along with a library (28 m2) and piano salon (34 m2).

Floor 3 has 7 bedrooms (sizes range from 15m2 to 27m2)and a large family suite (40 m2)
This floor has a stairwell leading up to the 4th floor which has been converted into a 2 bedroom, one bathroom apartment.

All the guest rooms have wall mounted air conditionin...

More Online :
https://leggettprestige.com/luxury-property-for-sale/view/A18573AM24

COMPLETE FILE AND PHOTO ON REQUEST

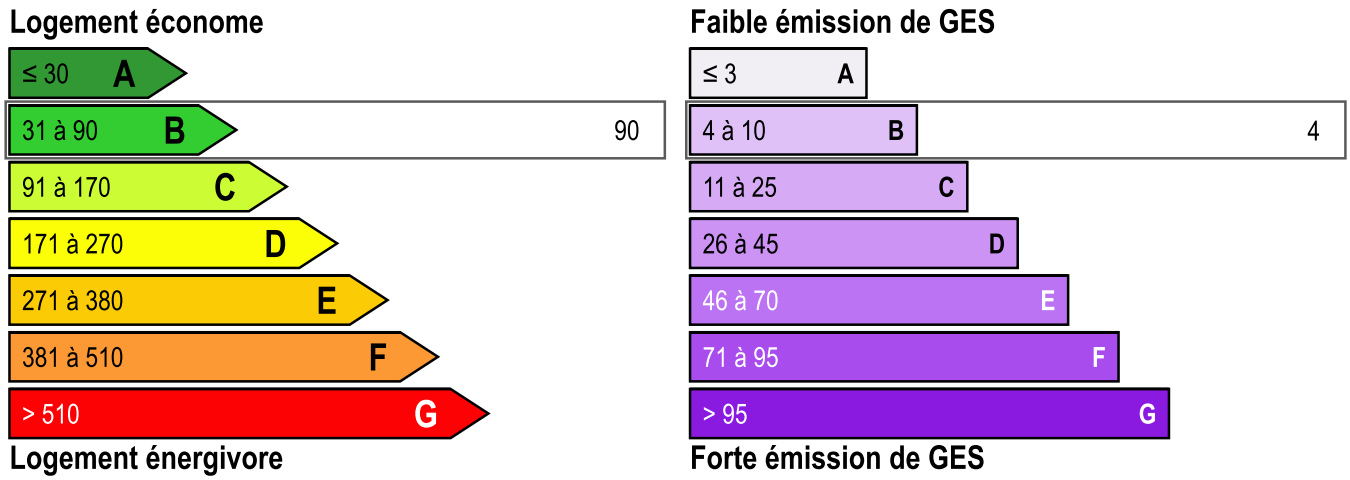
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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

ENERGIE-DPE



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CONTACT

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FILE COMPLETE AND PHOTOS ON REQUEST

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