





5-BEDROOM MANOR, BEAUTIFULLY RENOVATED, WITH POOL, 2-BED GUESTHOUSE, CAR COLLECTOR'S GARAGE, 14 HECTARES

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PROPERTY FACT FILE

REFERENCE A25585SNM82

PRICE € 685,000

£ 0*

*agency fees to be paid by the seller

BEDROOM 7

BATHROOM 4

ACCOMMODATION 330 m²

LAND 143000 m²

TOWN Cazes-Mondenard

DEPARTMENT

LOCATION

TYPE Manoir

CONDITION Good condition

FEATURES Swimming Pool, Other Drainage,

Garage

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





- Stunning home in perfect condition with super view
- Superb landscaped gardens and substantial terrain
- Equipped dream garage for a classic car collector
- Large 2 bedroom gîte, and heated swimming pool
- Superb high-end holiday rental business potential

BEAUTIFULLY
RENOVATED, WITH
POOL, 2-BED
GUESTHOUSE, CAR
COLLECTOR'S GARAGE,

5-BEDROOM MANOR,



DESCRIPTION

HOUSE

GROUND FLOOR:

Large HALLWAY (II x 3m) with office area

SALON (5.5×5.75 m) with fireplace, wood burning stove, and original beams. The three large double windows bring lots of light into this lovely room.

DINING ROOM (5.6×5.2 m) Another light room accessed from the salon through an archway with doors opening onto the indoor balcony

BALCONY ($2.75 \times 7.5 \text{m}$) Lovely space with wonderful views WC separate WC and hand basin

BEDROOM I $(3.65 \times 5.3 \text{m})$ with ensuite bathroom. Large 3/4 length windows allow plenty of light and garden views

KITCHEN (5.6×4.5 m) beautifully appointed with double gas range, wood burning stove, cream units and cabinets, large stainless steel sink, plenty of work surfaces, brick fireplace, tiled floor with 2 large windows overlooking the garden.

FIRST FLOOR

LARGE LANDING leading to:

BEDROOM 2 (5.2×6.2 m) Lovely big room with beams, built in wardrobes, large windows, and shower room.

BEDROOM 3 (5.3×5.5 m) with ceiling beams, 2 large windows with garden views, built in wardrobe.

BEDROOM 4 (5.4 \times 5.2m) Large double windows with pool and countryside views, built in wardrobes

BATHROOM with Jacuzzi bath and WC

BEDROOM 5 $(5.4 \times 4m)$ Lovely light room currently used as an art studio with triple wardrobe, 3 large windows overlooking the garden

BASEMENT LEVEL

Air to air HEATED SWIMMING POOL ($12 \times 6m$) surrounded by large private sun terrace. Outside shower.

Access to SUMMER LIVING SPACE and SUMMER KITCHEN WC.

WINE CELLAR

Other storage rooms

Pump room.

More Online:

https://leggettprestige.com/luxury-property-for-sale/view/A25585SNM82

COMPLETE FILE AND PHOTO ON REQUEST







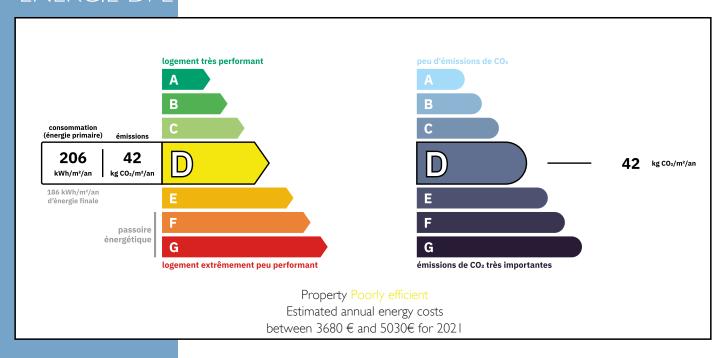
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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

ENERGIE-DPE



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CONTACT

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