



UNDER OFFER YOUR DREAM FRENCH CHÂTEAU,  
SURROUNDED BY ALMOST 6 HECTARES OF PARK  
AND WOODLAND



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CHÂTEAU, SURROUNDED  
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PROPERTY FACT FILE	
REFERENCE	A34439JDY79
PRICE	€ 678,000 £ 0* *agency fees to be paid by the seller
BEDROOM	10
BATHROOM	2
ACCOMMODATION	450 m <sup>2</sup>
LAND	58257 m <sup>2</sup>
TOWN	Saint-Maixent-de-Beugné
DEPARTMENT	
LOCATION	Village property
TYPE	Maison familiale, Manoir
CONDITION	To be renovated, Good condition
FEATURES	Other Drainage, Garage, Private parking
*Price based on current exchange rate which is subject to change	





- Chateau with turrets
- 6 Hectares of surrounding land and forest
- Spacious and elegant reception and dining rooms
- Large kitchen with lovely fireplace
- Lovely views and over 400m<sup>2</sup> of habitable space.

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If you've ever dreamed of owning a Château, this is exactly how you'd picture it. A charming winding lane leads through the estate to the elevated residence, complete with turrets and a balcony. Nestled in a peaceful location just outside the village of St Maixent de Beugne in Deux-Sèvres, near the Vendée border, this stunning property offers

## DESCRIPTIF

The house was completed in 1874 and is set over 3 floors, plus the cellars, which cover the entire footprint of the main house. There is an attached garage.

The main drive leads to a parking area sufficient for several cars. There is a second entrance from a rear lane.

The house is currently laid out as follows;

Main floor; Oak parquet flooring throughout except for the kitchen, which has a tiled floor.

The main door is on the rear facade and opens into the entrance vestibule, (17m<sup>2</sup>).

The kitchen is immediately to the right, with a large open fireplace and an ancient stone potager (30m<sup>2</sup>). It has some fitted cupboards and work tops. Door and steps to the side garden and doors to the rear garden.

Double doors through to the dining room, 32.5m<sup>2</sup> with 3 large windows and a marble fireplace.

Small reception room 17m<sup>2</sup> with a glazed door onto the stone terrace and stairs, leading down to the garden.

Lounge 32m<sup>2</sup>, with 3 windows, marble fireplace and character ceiling rose.

These rooms all boast wonderful views over the main garden. With large double doors connecting them, they create a seamless flow between spaces, making them ideal for entertaining guests or hosting gatherings.

To the rear, an office of 18m<sup>2</sup> with a double-glazed window.

Enclosed hall with main staircase 10m<sup>2</sup>

WC, 2.7m<sup>2</sup>

Lovely curving staircase leads to the first floor

1st Floor

Landing 3.5m<sup>2</sup>

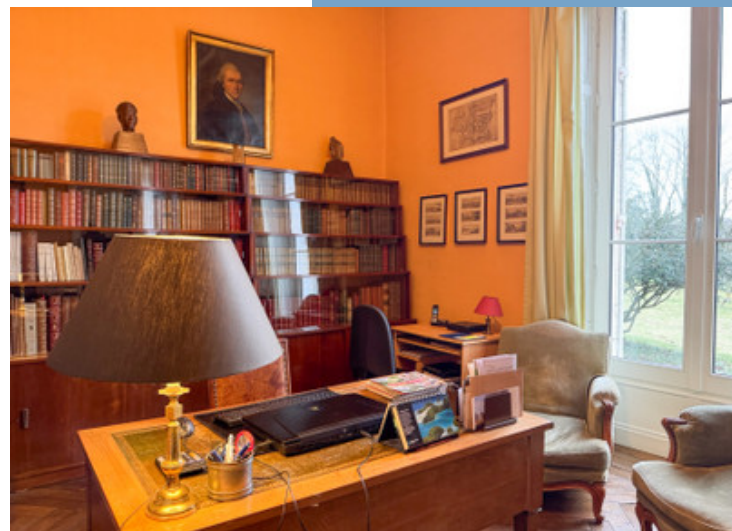
Bedroom 1, 18.5m<sup>2</sup>, plus a small library room 1.1m<sup>2</sup>

Jack and Jill shower room, 4.2m<sup>2</sup>, which is shared with b

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A34439JDY79>

COMPLETE FILE AND PHOTO ON REQUEST

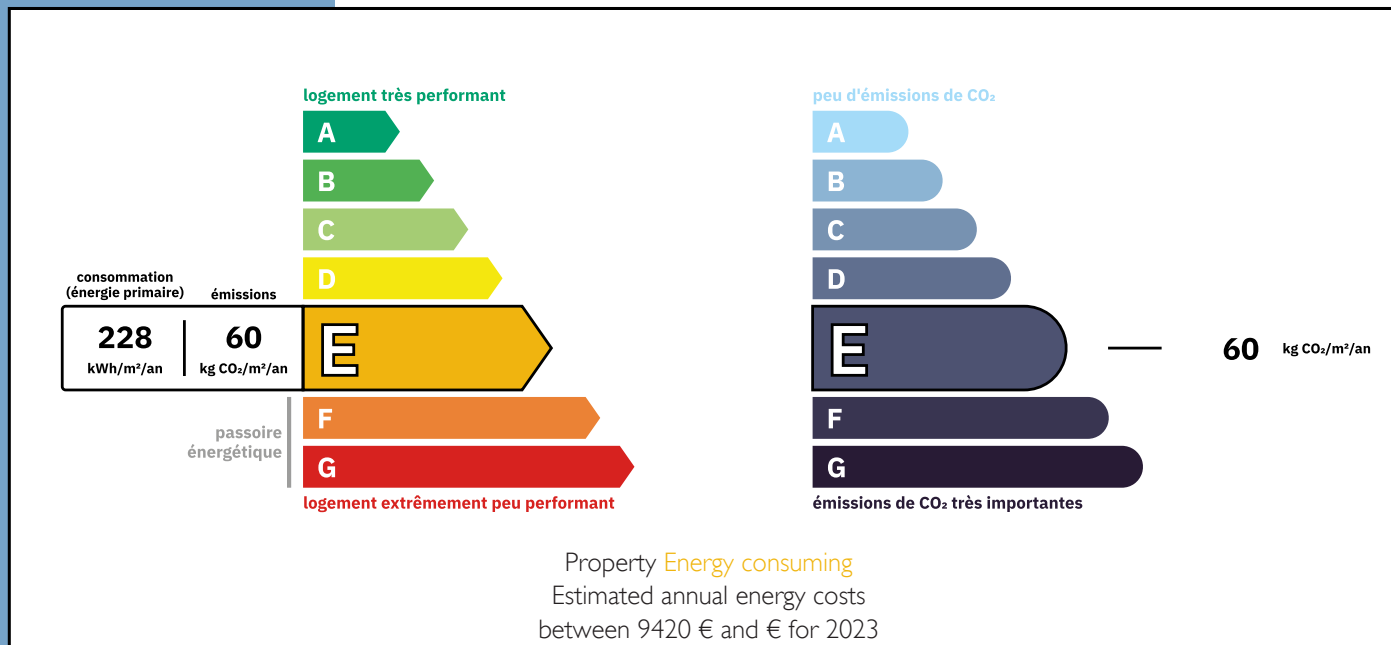


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## ENERGIE-DPE

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



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## CONTACT

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FILE COMPLETE  
AND PHOTOS  
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