



BREATHTAKING MANOR AND GITE IN
MAGNIFICENT GARDENS WITH WALLED
VEGETABLE/FRUIT GARDEN, PONDS AND WATER
SOURCE

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PROPERTY FACT FILE	
REFERENCE	A45511DAC87
PRICE	€ 795,000 £ 0* *agency fees included: 6 % TTC to be paid by the buyer (750 000 EUR hors honoraires)
BEDROOM	8
BATHROOM	5
ACCOMMODATION	511 m ²
LAND	67802 m ²
TOWN	Rempnat
DEPARTMENT	
LOCATION	
TYPE	Manoir
CONDITION	To be renovated, Habitable, Good condition
FEATURES	Other Drainage, Garage, Private parking
*Price based on current exchange rate which is subject to change	



- Stunning properties, immaculately presented
- Magnificent gardens and almost 7 hectares of land
- Lovely separate 3 bedroom gite
- Large walled fruit and vegetable garden
- Former hunting lodge and family home built 1885

BREATHTAKING MANOR
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Ref: A4551 | DAC87

A truly stunning 5 bedroom, 4 bathroom manor house on almost 7 hectares of land, with separate 3 bedroom fully independent gite, walled vegetable and fruit garden, and beautifully manicured gardens. There is also a large barn, garage, and various outbuildings including former kennel and gardeners cottage. The manor house comprises

DESCRIPTION

The main entrance to the front of the manor house leads into a truly breathtaking large hallway (47m²) with a feature sweeping staircase. A door to the right of the hallway leads into the kitchen (19m²) with fitted units, gas cooker, dishwasher, fridge freezer, electric oven, microwave and gas Faber heater. There is an external door from the kitchen into the gardens at the side of the house. Stairs from the kitchen lead down into the vaulted double cellar with historic doors, whilst to the other side of the kitchen a small staircase leads up to the impressive dining room (30m²) with large windows to two sides giving a bright and airy feel. All the rooms have beautiful high ceilings and original parquet floors.

To the left of the hallway is a utility room (14m²) with points for washing machine, dryer, freezer, and the gas heating boiler. There is also an additional access point to the cellars.

Up on the higher level of the ground floor, next to the dining room is a large living room (39m²), with large windows giving expansive views over the grounds, and to the left of this room is the library (15m²) and an office (30m²).

There are two original 19th century chimneys in working order.

On the first floor there are two beautifully appointed bedrooms (24m² and 18m²) with ensuite bathrooms, a lovely mezzanine sitting area and two large storage cupboards. The larger bedroom has a functioning chimney.

The incredible staircase then leads to the second floor which has two further en-su...



More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A4551|DAC87>

COMPLETE FILE AND PHOTO ON REQUEST

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

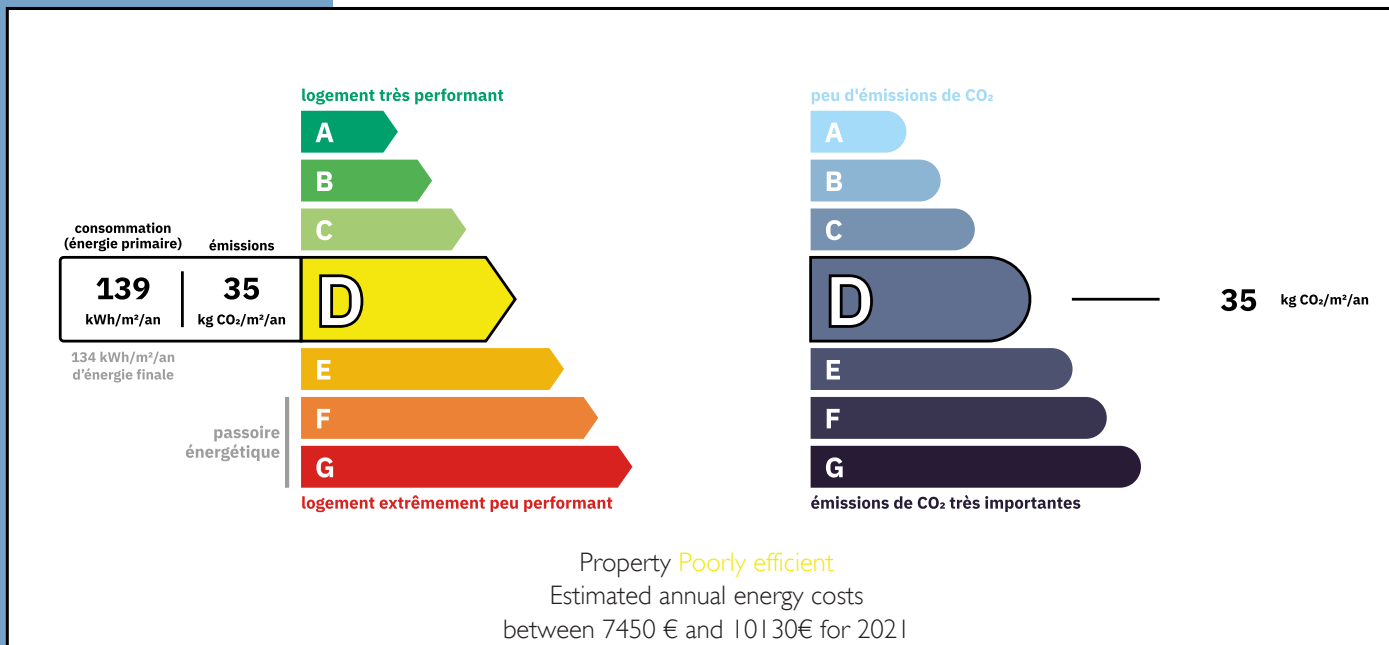
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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr/>

Ref : A4551 IDAC87

ENERGIE-DPE



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CONTACT

Réf :A4551 IDAC87
FILE COMPLETE
AND PHOTOS
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