

[Click to view MFH-BUR-PM5562D](#)

Rural property on the edge of the Planoise forest, 13 km from Autun, with 17 hectares...

Antully , **Saône-et-Loire** , **Bourgogne-Franche-Comté**



€225,000

inc. of agency fees

3 Beds 2 Baths 95 sqm

Rural property on the edge of the Planoise forest, 13 km from Autun, with 17 hectares of land.

At a Glance

Reference	MFH-BUR-PM5562D	Near to	Antully	Price	€225,000
Bed	3	Bath	2	Hab.Space	95 sqm
		Pool	No	Land Tax	N/A

Property Description

Do you want to live in the countryside, take walks in the forest, raise horses? This rural property located on the edge of the Planoise forest, including residential and operational buildings, lands, meadows, and woods

with a total area of 16.9 hectares is made for you.

Former home of a blacksmith, the house is a stone construction from the 17th century in good structural condition, built on 3 cellars. Its roof is in good condition. It includes an entrance, kitchen, dining room, living room, 3 bedrooms, 2 bathrooms, and 2 toilets. Attached to this main dwelling is a small residence whose interior needs complete renovation and the roof needs monitoring on one side. Two large sheds surround it: an old carpentry workshop of 75 m² and an agricultural shed of 103 m² housing two stables. The roofs of these two buildings are in good condition. A small workshop separates the house from the agricultural shed, which can either be kept as is or converted into a garage for a car. Finally, two small buildings stand at the entrance of the property; they need complete renovation. The old character is preserved, with a functional fireplace in the living room, French ceilings, solid wood flooring in the living room and bedrooms, and a beautiful period Perrusson tiling in the entrance. The sanitation is individual and must be brought into compliance with current standards. Heating is oil-based, and an open fireplace adorns the living room. The area will soon be eligible for high-speed internet via fiber optic. Very beautiful environment (meadows, pond, Planoise forest). Location: Antully (71400) is a rural municipality with dispersed housing located at the center of a vast plateau extending between Autun, 13 km away, and Couches, 14 km away, on which part of the state forest, the Planoise forest (total area: 2,519.17 ha), is located, mixing conifers and deciduous trees. Its 864 inhabitants benefit from this privileged environment. The municipality is part of the Autun attraction area, of which it is a crown municipality. Besides the Planoise forest, popular with city dwellers for hikes and Sunday walks, the Morvan regional natural park is nearby. This park includes 117 municipalities, including Antully. Further east, the first vineyards begin in Couches, which has its own Côtes du Couchois appellation and is part of the Wine Route of the Côte chalonaise and Couchois. For mobility, Antully is located approximately halfway between the Autun-Le Creusot axis (13 km from Autun and 15 km from Le Creusot). Access to the A6 motorway is 41 km away (about 38 minutes). By train, the nearest station is Autun at 13 km, and the TGV station of Le Creusot-Montchanin-Montceau is 25 km away (about 23 minutes by car), with quick connections to Paris (1 hour 20 minutes) and Lyon (40 minutes). Beaune is 48 km away (about 52 minutes). Finally, Lyon-Saint-Exupéry Airport is 194 km away (approximately 1 hour 55 minutes by motorway), and Geneva Airport is 252 km or 2 hours 30 minutes by car.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	2
Price	€225,000

Key Information

Internal Area: 95 sqm

Property Features:

- Energy Consumption: 292

Location: Bourgogne-Franche-Comté



Gallery



As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates