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## 19th Century Castle With Outbuildings On 12ha 36a 25ca

Felletin , Creuse , Nouvelle Aquitaine



# €2,200,800

inc. of agency fees

5 Beds      590 sqm      12.36 ha

South Creuse, at the gateway to the Millevaches regional nature park and 5 minutes from a small town with shops, 19th century castle of approximately 590 m<sup>2</sup>: living room, lounge, fitted kitchen, office,...

### At a Glance

<b>Reference</b>	MFH-CJC02109	<b>Near to</b>	Felletin	<b>Price</b>	€2,200,800
<b>Bed</b>	5	<b>Pool</b>	No	<b>Hab.Space</b>	590 sqm
<b>Land</b>	12.36 ha			<b>Land Tax</b>	N/A

### Property Description

South Creuse, at the gateway to the Millevaches regional nature park and 5 minutes from a small town with shops, 19th century castle of approximately 590 m<sup>2</sup>: living room, lounge, fitted kitchen, office, billiard room, 2 master suites, 4 bedrooms, 4 bathrooms, 1 shower room, 1 jacuzzi. Development potential on the 2nd floor. Stained glass windows of the castle made by master glassmaker Francis Chigot. An old Saint-Antoine chapel

from the 15th century listed as an ISMH. Numerous outbuildings: a farmhouse with 8 apartments, a partly renovated pavilion with 2 dwellings, a caretaker's house, various premises for storage and tidying up. 12ha 36a 25ca adorn this charming property with enclosed wooded park crossed by a small stream, gazebo, water features with trout pond, old washhouse and meadows. Source of rental income with strong development potential. Videos and virtual tour on request.

We have access to more chateaux and historic real estate that are 'off market' and therefore not listed on here. [Contact us](#) with details about your project and we will send you a selection of french castles for your consideration.

## Summary

Property type:	Chateau
Bedrooms:	5
Price	€2,200,800

## Key Information

Internal Area:	590 sqm
Land Area:	12.36 ha

## Location: Nouvelle Aquitaine



## Gallery







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or email us at **bonjour@my-french-house.com**.

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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.

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