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## The charterhouse with outbuilding and swimming pool in the heart of its...

**Gironde , Nouvelle Aquitaine**



# €2,200,000

inc. of agency fees

**8 Beds**      **530 sqm**      **0.5 ha**

10 minutes from Bordeaux city centre, this superb charterhouse of approximately 473 sqm with garage and carport stands on a plot of 4,040 sqm. Nestled in a vast landscaped garden, this elegant property...

### At a Glance

**Reference** MFH-EAB1796-2EABX  
**Bed** 8  
**Land** 0.5 ha

**Near to** Bordeaux  
**Pool** No

**Price** €2,200,000  
**Hab.Space** 530 sqm  
**Land Tax** N/A

### Property Description

10 minutes from Bordeaux city centre, this superb charterhouse of approximately 473 sqm with garage and carport stands on a plot of 4,040 sqm. Nestled in a vast landscaped garden, this elegant property offers an exceptional living environment with its swimming pool, its quality plant species, in a private and intimate environment.

This charterhouse offers many rooms with ideal proportions, including a large living room facing the terrace and the park, facing due south. A second living room with remarkable volumes, decorated with period parquet flooring, fireplaces, moldings and impressive ceiling heights, completes this reception space. The house also includes a fitted and equipped kitchen, four beautiful bedrooms, a large dressing room, a relaxation area with office and library, as well as a charming orangery.

The generous surface area of the property allows the development of several bedrooms or other spaces according to your needs; support for development projects is available on request.

The property, perfectly maintained, has retained its original features: old parquet floors, beautiful fireplaces and period moldings. In addition to the charterhouse, an elegant stone house of approximately 131 sqm on a plot of 850 sqm rises on two levels and also has a garage.

Completely renovated, this family home offers a beautiful living space with solid oak parquet flooring, facing south and opening onto the terrace and garden. A pretty independent kitchen, bathed in light and facing the garden, completes this space. The house has four bedrooms, two of which are on the ground floor, as well as two bathrooms, a laundry room and plenty of storage space.

The calm and green garden gives this stone villa, located near a park in a preserved and secure environment, a real place of relaxation, close to shops and transport. An additional 17 sqm garage, a 25 sqm carport, a storeroom and a boiler room complete this rare property, nestled in a green setting out of sight, a stone's throw from amenities.

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## Summary

Property type:	House
Bedrooms:	8
Price	€2,200,000

## Key Information

Internal Area:	530 sqm
Land Area:	0.5 ha
Has a Garden	Yes

## Location: Nouvelle Aquitaine



## Gallery



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