

[Click to view MFH-CJC02116](#)

High-end private stable of 1250 m² (680 m² living space) on

Bergerac , Dordogne , Nouvelle Aquitaine

€1,995,000

inc. of agency fees

7 Beds 680 sqm 20.88 ha

In the South of the Dordogne department, exceptional private stable offering 1,250m² with high-end services. The property is composed of a stable, a warehouse and a caretaker's house: Stable of 750m²:...



At a Glance

Reference	MFH-CJC02116	Near to	Bergerac	Price	€1,995,000
Bed	7	Pool	No	Hab.Space	680 sqm
Land	20.88 ha			Land Tax	N/A

Property Description

In the South of the Dordogne department, exceptional private stable offering 1,250m² with high-end services. The property is composed of a stable, a warehouse and a caretaker's house: Stable of 750m²: ? a private part with its 480m² of living space: an apartment on the ground floor of 100m², upstairs, a delightful studio of 60m² and 2 apartments of 160m² which need some finishing work ? and a professional part

(270m²) which can accommodate 6 broodmares, ? Warehouse of 300m², ? Caretaker's house of 200m² currently rented, will be available in 1 year. The whole on a plot of 20HA 87A 57CA decorated with numerous terraces, barbecue, well, organic vegetable garden, organic orchard, an Olympic competition quarry (5,400 m²), a Havrincourt circle (drained quarry and circle whose integrated watering comes from the water of one of the 3 ponds): 1 pond intended only for swimming horses, the other 2 ponds are full of fish, meadows with 4 paddocks and more than 3.4 hectares of oak forest... Refinement and luxury guaranteed. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

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:	Farmhouse
Bedrooms:	7
Price	€1,995,000

Key Information

Internal Area:	680 sqm
Land Area:	20.88 ha

Location: Nouvelle Aquitaine



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