

[Click to view MFH-BG04002](#)

## Exceptional 17th Century Chateau

Mont-de-Marsan , Landes , Nouvelle Aquitaine



**€1,330,000**  
inc. of agency fees

15 Beds    7 Baths    730 sqm    3.7 ha

Exceptional 17th Century Château situated in the heart of a village and at only 15 minutes from the capital of...

### At a Glance

<b>Reference</b>	MFH-BG04002	<b>Near to</b>	Mont-de-Marsan	<b>Price</b>	€1,330,000
<b>Bed</b>	15	<b>Bath</b>	7	<b>Hab.Space</b>	730 sqm
<b>Land</b>	3.7 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Exceptional 17th Century Château situated in the heart of a village and at only 15 minutes from the capital of les Landes, Mont de Marsan. Surrounded by a pretty parkland of 3.7 hectares with mature trees, a mini golf course and a swimming pool. Attached to the left wing of the Château there is a 4-bedroom caretakers' cottage and of 146 sq. m. And in a separate outbuilding opposite the Château there are two guest cottages of 82 and 53 sq. m each as well as a large party room, a workshop, a winery and a garage. The Château has a living area of about 446 sq.m which is composed on the ground floor of an entrance hall with an original

stone staircase, a family kitchen, a dining room, a sitting room, a television/drawing room, an office, a music room, 2 downstairs bedrooms and 1 bath room. On the first floor 4 bedrooms and 3 bathrooms. On the second floor: 3 bedrooms and a large games room. The original orangery has been transformed into a large summer dining area with a kitchen and fireplace. Many period features have been kept and give a lot of charm to the Property. An ideal family home which could equally be used as a B&B or gîtes business. At 55 minutes from the Atlantic Coast.

Fees to be paid by the seller. DPE blank. Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](http://georisques.gouv.fr).

## Summary

Property type:	Chateau
Bedrooms:	15
Bathrooms	7
Price	€1,330,000

## Key Information

Internal Area:	730 sqm
Land Area:	3.7 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