

[Click to view MFH-BG32656](#)

## Beautiful Gascon Manor with Extensive Outbuildings

Saint-Clar , Gers , Occitanie



# €1,565,000

inc. of agency fees

6 Beds    5 Baths    450 sqm    0.92 ha

This exceptional manor house, resembling a château, is located on the edge of a typical Gascon village, just a...

### At a Glance

<b>Reference</b>	MFH-BG32656	<b>Near to</b>	Saint-Clar	<b>Price</b>	€1,565,000
<b>Bed</b>	6	<b>Bath</b>	5	<b>Hab.Space</b>	450 sqm
<b>Land</b>	0.92 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

This exceptional manor house, resembling a château, is located on the edge of a typical Gascon village, just a few minutes from Saint Clar, renowned for its restaurant and remarkable château. An inner courtyard, framed by outbuildings, opens onto a majestic gate that encloses the front garden.

This manor stands out for its impressive wealth of original features, such as the spectacular stone staircase, large fireplaces, ancient wall frescoes, and imposing exposed beams, all carefully preserved during a meticulous renovation carried out with no compromises.

The main house offers three spacious bedrooms and is complemented by an independent guesthouse, set within one of the outbuildings and featuring two bedrooms. The other outbuildings present considerable potential for creating additional guest accommodations.

At the heart of the wooded park, a swimming pool and its outdoor facilities complete this enchanting setting.

A unique and exceptional property, not to be missed.

Energy class E, Climate class B Estimated average amount of annual energy expenditure for standard use, based on the year's energy prices 2021: between 7902.00 and 10690.00 €. 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:	House
Bedrooms:	6
Bathrooms	5
Price	€1,565,000

## Key Information

Year Built:	1680
Internal Area:	450 sqm
Land Area:	0.92 ha

## Location: Occitanie



# 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