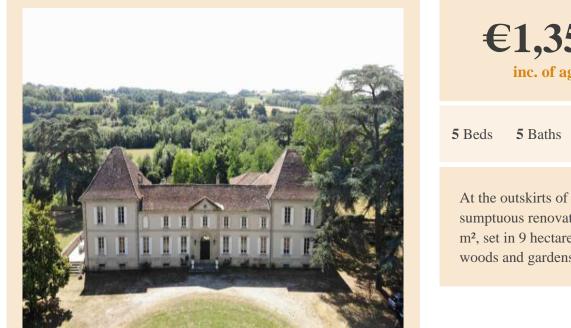


Somptuous Château on 9 hectares of land

Condom, Gers, Occitanie



€1,350,000 inc. of agency fees

5 Beds **5** Baths **665** sqm **9.2** ha

At the outskirts of Condom, a sumptuous renovated Château of 665 m², set in 9 hectares of meadows, woods and gardens....

At a Glance

Reference MFH-BG03272	Near to Condom	Price €1,350,000
Bed 5	Bath 5	Hab.Space 665 sqm
Land 9.2 ha	Pool No	Land Tax N/A

Property Description

At the outskirts of Condom, a sumptuous renovated Château of 665 m², set in 9 hectares of meadows, woods and gardens. The impressive main facade is very welcoming and attractive, situated at the end of a private tree-lined drive. The Château is composed of a large entrance hall, a living room with orignal stone fireplace opening onto the garden, a magnificent kitchen with dining area opening onto a lovely terrace, a dining room, a study, a library/tv room and 5 bedrooms with en-suite bathrooms. The annexes include an artist's studio with a kitchen, a large and bright adjoining room, a very large basement, an ancient wine chai and an ancient

armagnac storage outbuilding, that can be converted into a large 2-storey guest accommodation. The Property is surrounded by its 9 hectares, borders a river and enjoys a lovely view over the surrounding countryside. There is some work that remains to be done, finishing of some floors, as well as the master bedroom and bathroom. Do not hesitate to contact us for more information or for a visit.

Fees to be paid by the seller. 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 6860.00 and 9360.00 €. Information on the risks to which this property is exposed is available on the Geohazards website: georisques.gouv.fr.

Summary		Key I
Property type:	Chateau	Year B
Bedrooms:	5	Interna
Bathrooms	5	Land A

€1,350,000

Key Information

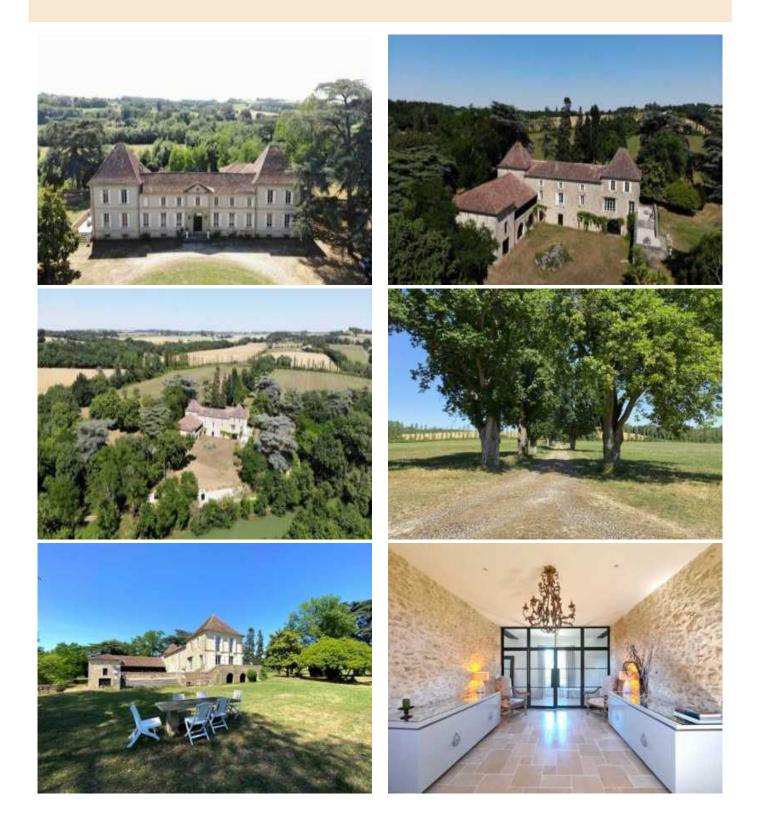
Year Built:	1636
Internal Area:	665 sqm
Land Area:	9.2 ha

Location: Occitanie

Price



Gallery





























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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**

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