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## Village castle at the foot of the Cévennes National Park

Ales , Gard , Provence-Alpes-Cote-d'Azur



# €1,480,000

inc. of agency fees

8 Beds   6 Baths   520 sqm   3000 sqm

12th or 13th century village castle located at the foot of the Cévennes National Park in the Gard (Occitanie).

### At a Glance

<b>Reference</b>	MFH-TCM2999	<b>Near to</b>	Nimes	<b>Price</b>	€1,480,000
<b>Bed</b>	8	<b>Bath</b>	6	<b>Hab.Space</b>	520 sqm
<b>Land</b>	3000 sqm	<b>Pool</b>	Yes	<b>Land Tax</b>	N/A

### Property Description

This village castle, dating back to the 12th or 13th century, is located at the foot of the Cévennes National Park in the Occitanie region.

Offering approx. 520 sqm of living space, the ground floor comprises a garage, several vaulted rooms, a workshop and a billiards room. A large reception room (100 sqm) adjoins the terrace. The first floor comprises six bedrooms and five shower/bathrooms.

The garden includes a secure swimming pool area, a walled vegetable garden and an orchard. There's also a small 70 sqm house.

## Environment & Surroundings

Near Airport/Ferries?	✓
Near to Shops?	✓
Near to Schools?	✓
Public Transport?	✓
Near to a Golf Course?	✓
Mountain View?	✓

## And Before You Ask

Condition:	Very good
Property Tax:	€6000.00

## Summary

Property type:	Chateau
Bedrooms:	8
New Home?	No
Bathrooms	6
Price	€1,480,000

## Key Information

Internal Area:	520 sqm
Land Area:	3000 sqm
Number of Fireplaces:	2
Has a Wine Cellar	Yes
Has Attic Space:	Yes
Has an Office / Study?	Yes
Has a Garden	Yes
Has a Terrace?	Yes
Swimming Pool?	Yes
Pool House?	Yes
Has ADSL/Broadband?	Yes
Has Satellite TV	Yes
Has Alarm	Yes

**Location: Provence-Alpes-Cote-d'Azur**



# Gallery











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**C. BAUER – Sunday Times**

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