

16th century stables of the Chateau de Biron with a principal house, chambres d'hôtes, large stables and land



## INFORMATION

Town:	Biron
Department:	Dordogne
Bed:	13
Bath:	3
Floor:	650 m2
Plot Size:	268000 m2

## IN BRIEF

A rare opportunity to buy a piece of history - the old stables of the medieval chateau de Biron.

Entering under the imposing tower, the peaceful courtyard gives way to the principal house with six bedrooms, 4 bathrooms, kitchen and large living room with mezzanine study.

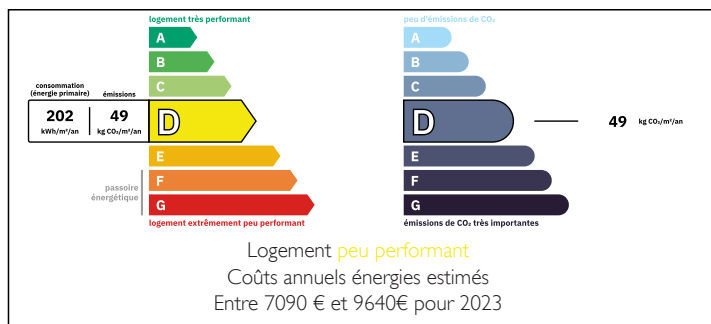
The main house also has two large barns attached which currently offer storage and workshop space but could be converted to accommodation with permissions.

The guest house comprises 8 ensuite double bedrooms (partially completed) with two ground floor communal rooms and two more to be developed upstairs.

The large old stable (300 Sqm) could be restored (with permission) to offer large meeting spaces for



## ENERGY - DPE



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Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

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The main house also has two large barns attached which currently offer storage and workshop space but could be converted to accommodation with permissions.

The guest house comprises 8 ensuite double bedrooms (partially completed) with two ground floor communal rooms and two more to be developed upstairs.

The large old stable (300 Sqm) could be restored (with permission) to offer large meeting spaces for events. Alternatively it would be valuable for anyone with horses or livestock.

The property is being sold with 27 Ha of fields and woodland.

As an ensemble this could be turned into a significant business for large events such as weddings or conferences.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## LOCAL TAXES

Taxe foncière: 2158 EUR

Taxe habitation: EUR

## NOTES