

Magnificent Château, with stabling and equestrian facilities, swimming pool, Park, Prairie land Woodland, Gîte



INFORMATION

Town:	Saint-Loup-des-Chaumes
Department:	Cher
Bed:	6
Bath:	3
Floor:	700 m2
Plot Size:	147851 m2



IN BRIEF

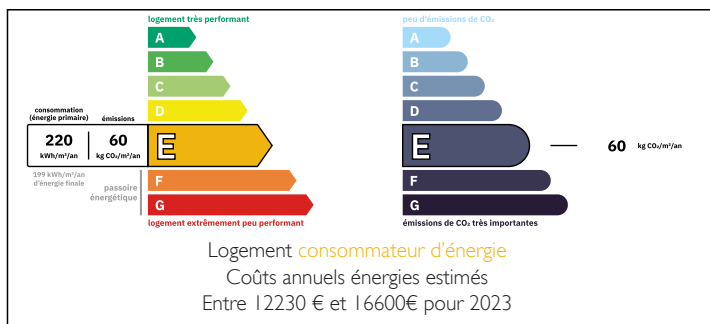
This Authentic, Château, Gîte and Equestrian Complex is conveniently located in the Centre of France. Only 2h30 from Paris by Motorway, and close to the horse racing course in Lignières, it is an ideal investment for Horse Management and Breeding, or alternatively, as a Horse and Rider Hotel for International Equestrians.

With facilities already in place and the 4-Bed Gîte already offering accommodation, the stables offer 15 boxes and an Indoor and Outdoor Arena, along with meadows, and woodland, the Château itself, due to the configuration, could also offer rental accommodation as well as a family home.

Further outbuildings, ripe for modernisation, could create an important Equestrian Centre in the area.

A truly beautiful Property, offering lots of possibilities for a horse-loving family or anyone looking to

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

In Brief :

1) A 3-story château, (700m2), partly built over 3 cellars (boiler room, and wine cellars).

- On the ground floor: a large main entrance hall, a large open-plan family room, with modern fitted kitchen, dining area and living room with open fireplace, a laundry room, bureau, utility/boot room, second entrance, hallway, corridor, dining room, formal sitting room, day room, craft room, WC.

- on the 1st floor: 6 bedrooms, one with en-suite with bath and shower, Jack and Jill bathroom between two bedrooms, separate bathroom, store room

- on the 2nd floor: several rooms and an attic.

A park with century-old trees and drive-way entrance.

To the side :

2) A Gîte, with 4 bedrooms, one with en-suite, kitchen, bathroom, entrance with WC. Terrace to rear and large heated swimming pool.

3) Various outbuildings: a building with two rooms on the ground floor and three rooms upstairs. Garages

To the rear of the Château, Lawn courtyard with gravel parking, also :

4) The coach house with a round tower, a large room with a fireplace, an attic above, a workshop, two coach sheds.

5) Gate house with square tower with one floor.

6) Equestrian facilities: 13 stables, Indoor riding arena, outdoor ménage, storage sheds, and paddocks.

5) Land and surrounding meadows crossed by a stream, mare and various wooded areas.

A video of the property is available to allow you to visit the property in your own time, and experience the splendour of Château life, along with visiting the exceptional equestrian facilities and...