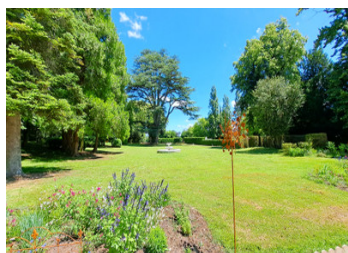
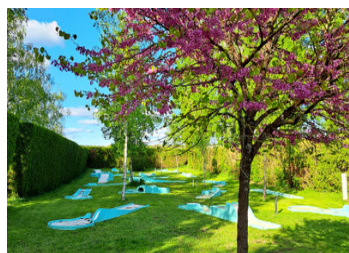
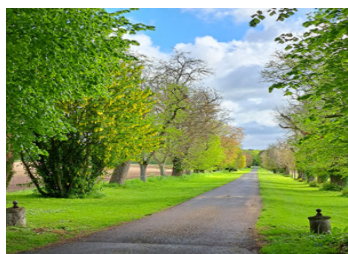


A stunning chateau surrounded by expansive grounds!



ENERGY - DPE

DPE blank.

INFORMATION

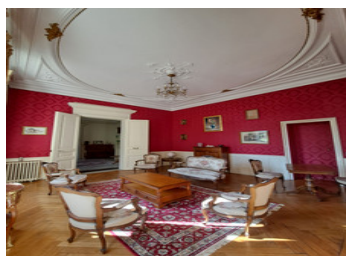
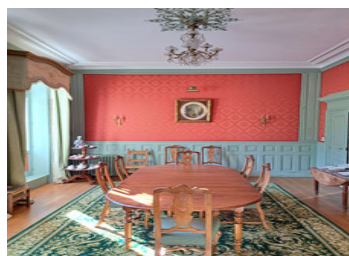
Town:	Trogués
Department:	Indre-et-Loire
Bed:	40
Bath:	20
Floor:	1400 m2
Plot Size:	0 m2

IN BRIEF

Set in the heart of a 4-hectare wooded park, this distinguished property harmoniously combines heritage, quality of life, and outstanding professional opportunities. Surrounded by century-old cedars, redwoods, and oaks, it combines the environments of relaxation and elegance.

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 foncière: 3858 EUR

Taxe habitation: EUR

NOTES

DESCRIPTION

Formerly a private residence, this estate is now perfectly suited for use as both a family château and a prestigious hospitality and event venue. With its diversity of accommodations and facilities, it is ideal for weddings, seminars, corporate retreats, art exhibitions, or tourism development projects.

An enchanting natural setting: 4 hectares of landscaped parkland with century-old trees, gardens, terraces, and shaded walkways.

Extensive variety of accommodations:

- The château (800 m², 18 bedrooms, 3 reception rooms, modern kitchen).
- A large gîte (270 m², 10 bedrooms).
- A smaller gîte (90 m², 3 bedrooms).
- A charming one-bedroom house, ideal for couples.
- 7 chalets and mobile homes (30 beds).
- A 4-star campsite with 25 spots and full sanitary facilities.

Reception areas:

- Elegant 200 m² reception hall with bar, professional kitchen, cloakroom, and PRM accessibility.
- A 100 m² reception tent.
- A 40 m² residence room with kitchen.
- Outdoor bar and 300 m² terrace with summer kitchen and barbecue.

Leisure & amenities:

- Heated outdoor pool (14 × 6 m) with children's paddling pool.
- Mini-golf, playgrounds, pétanque, gym, and table tennis.
- Multiple gardens, greenhouse, and landscaped spaces.

Technical & Comfort Features:

- WiFi throughout the estate.
- Full bathroom facilities, laundry, garages, and workshops.
- Autonomous sanitation system (completely overhauled in 2024).