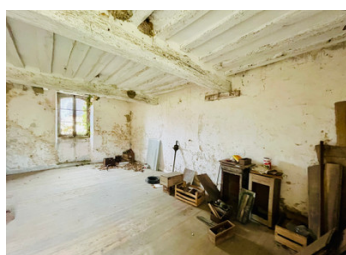


Ancient 18th-century Norman stone farmstead with outbuildings to renovate on over 5,000 m of land



ENERGY - DPE

DPE not required.

INFORMATION

Town:	Chambois
Department:	Orne
Bed:	0
Bath:	0
Floor:	250 m2
Plot Size:	5710 m2

IN BRIEF

Located in the heart of a historic World War II site, this former stone-built Norman farmstead offers exceptional potential and requires complete renovation.

The traditional stone buildings, topped with tile roofs, are characteristic of historic farms in the region. The property includes several impressive original fireplaces, a former main dwelling house, a cider press building, secondary accommodation, and multiple outbuildings.

Part of the roofing and flooring structure of the main building has already been renovated, and the property is connected to both water and electricity networks.

The property is currently neither heated nor insulated. The potential surface mentioned (around 250 m²) is not habitable in its current condition. Any

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.



NOTES

DESCRIPTION

Set in the heart of the historic Battle of Normandy countryside, this authentic 18th-century Norman stone farmstead offers a rare opportunity to create a character property in one of the most sought-after heritage areas of Normandy, France.

The estate comprises several traditional stone buildings with significant renovation potential, including a farmhouse, an original cider press, a secondary cottage, and multiple agricultural outbuildings, all set on a single plot of approximately 5,710 m².

MAIN STONE FARMHOUSE – 18th Century Character Property

The former main residence dates back to the 18th century (as indicated on the original chimney stack inscription) and is arranged over two floors. The property retains many authentic period features, including impressive original stone fireplaces and spacious rooms that can be redesigned to suit a variety of projects, such as a family home, holiday residence, or hospitality business.

Part of the renovation work has already been completed, including sections of the traditional flat-tile roof, timber framework, and first-floor structure. However, the property still requires full interior renovation and is not currently habitable.

AUTHENTIC CIDER PRESS

A particularly attractive feature of the estate is the former cider press building, showcasing a stone fireplace and the original press screw mechanism on the ground floor. Upstairs, a large room with another original fireplace offers further conversion possibilities. Some roof and structural works were completed prior to 2010.

GUEST HOUSE POTENTIAL