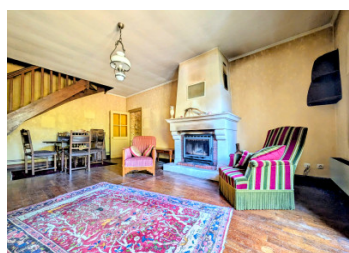


Character property with outbuildings between Amboise and Blois, Loire Valley



INFORMATION

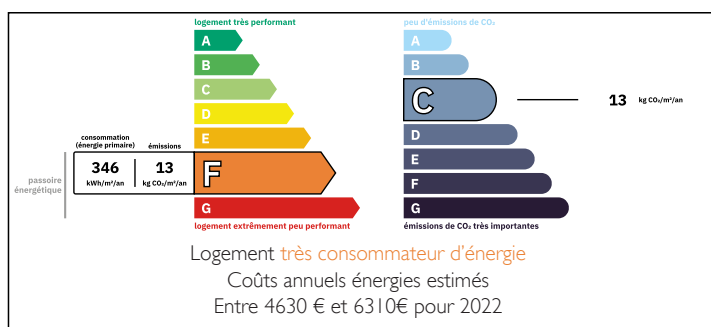
Town:	Chaumont-sur-Loire
Department:	Loir-et-Cher
Bed:	5
Bath:	1
Floor:	177 m ²
Plot Size:	1992 m ²



IN BRIEF

Located near Château de Chaumont-sur-Loire, near Amboise and Blois in the heart of France's Loire Valley, this character property offers approximately 177 m² of living space, 5 bedrooms, extensive outbuildings, workshop space and nearly 2,000 m² of land. Requiring renovation and modernisation, it presents outstanding potential as a family home, holiday property, artist's studio, workshop-based business, storage facility or tourism project. Its proximity to the Loire River, the International Garden Festival and the region's famous Loire Valley châteaux makes it particularly attractive for buyers seeking a lifestyle property, gîte business, bed and breakfast opportunity or investment in one of France's most desirable tourist destinations.

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.



DESCRIPTION

Located just minutes from the renowned Château de Chaumont-sur-Loire, the International Garden Festival and the banks of the Loire River, this character property offers approximately 177 m² of living space, extensive outbuildings and nearly 2,000 m² of land. Combining generous accommodation, versatile ancillary buildings and a highly sought-after location in the heart of the Loire Valley, the property lends itself to a wide range of residential, professional, artistic or tourism-related projects.

Situated between the popular towns of Amboise and Blois, in one of the most desirable areas of the Loire Valley, the property enjoys easy access to local amenities, the Onzain railway station and some of the region's most famous historic and cultural attractions.

The main house provides approximately 177 m² of living accommodation arranged over seven rooms, including five bedrooms. The spacious layout offers excellent flexibility for a family home, holiday property or lifestyle project. Separate living and dining rooms create comfortable and adaptable living spaces, while a fireplace with insert adds warmth and character.

Outside, the property extends across approximately 2,000 m² of land divided into several plots. The main garden enjoys a private and leafy setting, ideal for relaxation and outdoor living. An additional nearby plot could accommodate a vegetable garden, orchard, recreational area or other landscaping projects.

One of the property's most distinctive features is its collection of outbuildings, including a garage, large workshop and storage areas. Such space is increasingly difficult to find and offers exceptional versatility. These buildings may particularly appeal to...

NOTES