

A charming property in a peaceful, natural setting near Cheverny and Chambord – a former hunting lodge and far



INFORMATION

Town:	Blois
Department:	Loir-et-Cher
Bed:	7
Bath:	3
Floor:	250 m2
Plot Size:	30000 m2

IN BRIEF

Charming country house in the CHAMBORD/BLOIS/CHEVERNY area

A rare property where nature and authenticity come together to offer an exceptional living environment in the heart of the Sologne, less than two hours from Paris.

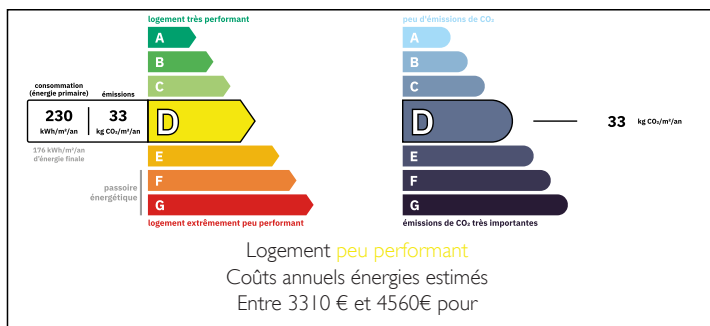
In Cour-Cheverny: Former hunting lodge set on 2.95 ha with a pond, an outbuilding in need of renovation and 7 bedrooms

Ideal as a second home; the woods and gardens offer absolute peace and privacy

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Bruno Debain, estate agent at LEGGETT Immobilier, Centre-Val de Loire, Chambord

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

Tucked away from prying eyes, set within a wooded estate of approximately 2.95 hectares, this elegant property full of character offers nearly 250 m² of living space and provides an exceptional living environment for lovers of nature, heritage and authenticity.

From the moment you arrive, the unique atmosphere of the place immediately captivates you. The views over the woods, the pond opposite the property and the elegance of the architecture evoke the history of this remarkable Sologne hunting lodge.

The main house has retained all its character, with its living room featuring a fireplace, its kitchen and its light-filled conservatory offering unobstructed views of the surrounding countryside.

The various levels accommodate several bedrooms and suites, allowing for comfortable family living whilst preserving everyone's privacy.

A second part of the property, which can operate independently, comprises a sitting room, a kitchen with a dining area, a bathroom and a suite upstairs. This space is ideal for hosting family and friends or for running a tourist accommodation business.

Outside, the estate reveals its full potential.

The landscaped gardens extend into the wooded areas, creating an exceptional natural setting characteristic of the finest properties in Sologne. The large terrace, measuring approximately 80 m², invites you to make the most of sunny days and the unobstructed views of the surrounding countryside.

The outbuilding, which is in need of renovation, further enhances the property's features with:

- A garage with space for three vehicles
- A workshop
- An adjoining outbuilding

LOCAL TAXES

Taxe foncière: **2909 EUR**

NOTES