

House with a Panoramic View In the South

of France

Montelimar, Drome, Auvergne-Rhône-Alpes





4 Beds 3 Baths 250 sqm 7000 sqm

Former farmhouse property in a dominant position with a panoramic view and a heated swimming pool in the Drome in the south of France.

At a Glance

| Reference | MFH-MH416 |
|-----------|-----------|
| Bed | 4 |
| Land | 7000 sqm |

Near toMontelimarBath3PoolYes

telimar

 Price
 €1,210,000

 Hab.Space
 250 sqm

Land Tax N/A

Property Description

Set in a peaceful village between Montélimar and Dieulefit, just 25 minutes from the motorway and train station, this stunning stone farmhouse offers a tranquil escape with modern comforts. The property is ideally situated on a hillside and provides approximately 250 sq.m of living space set within a lush, wooded park of about 7,000 msq.m, which is planted with truffle oaks.

The Accommodation

On the garden level, you will find four bedrooms, including a spacious 30 sq.m master suite, three bathrooms, and a 14 sq.m office that can easily be converted into an additional bedroom.

The ground floor welcomes you with a generous 80 sq.m living and dining area, complete with a cosy fireplace and access to a large south-facing terrace. This level also features a fully equipped kitchen, a laundry room/pantry, and a wine cellar. Geothermal underfloor heating offers an economical and eco-friendly solution for year-round comfort.

Outside

The 7,000 sq.m wooded park outside is a haven of tranquillity, featuring a large heated swimming pool measuring 11x5 m—perfect for relaxing and entertaining. The property's prime location offers breathtaking panoramic views, making it an ideal retreat for those seeking peace and natural beauty.

With its blend of charm, modern amenities, and serene setting, this farmhouse is sure to captivate you.

Environment & Surroundings

 \checkmark

Mountain View?

And Before You Ask

| Condition: | Ready to |
|---------------------|------------|
| condition. | move in |
| Heating System. | Geothermic |
| Heating System: | heating |
| Currently lived in: | Yes |
| Condition of Roof: | Very good |
| Condition of Root. | condition |

Summary

| Property type: | Countryside house |
|----------------|-------------------|
| Bedrooms: | 4 |
| New Home? | No |
| Bathrooms | 3 |
| Price | €1,210,000 |

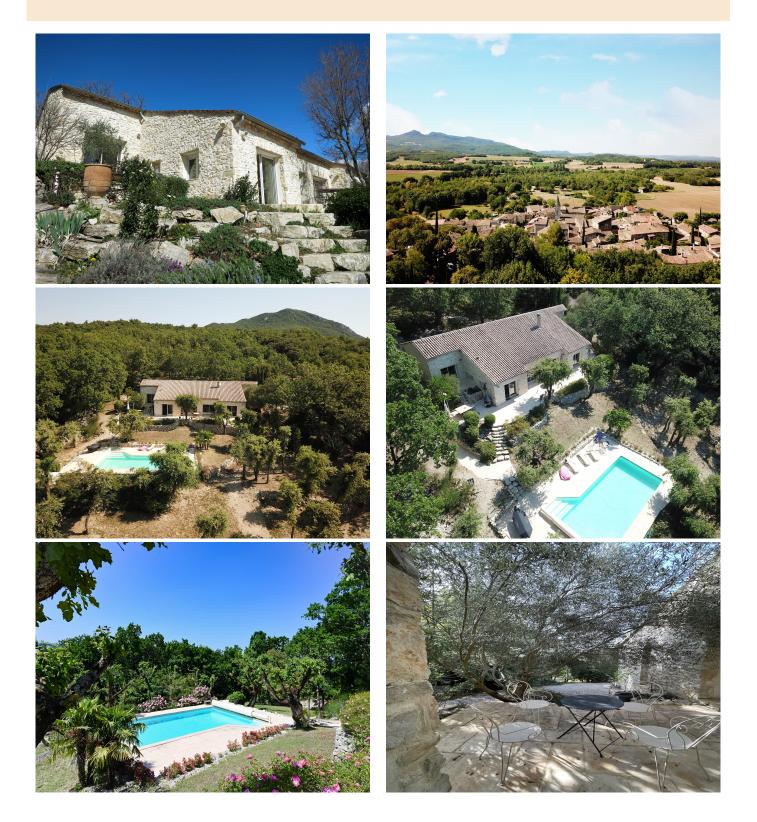
Key Information

| | Internal Area: | 250 sqm |
|---|--------------------|----------|
| | Land Area: | 7000 sqm |
| | How many | 1 |
| | Outbuildings: | |
| | Number of | 1 |
| | Fireplaces: | 1 |
| | Property Features: | |
| • | Mountain view | |
| • | quiet place | |
| • | 25 mn from the | |
| | highway | |
| | Has a Garden | Yes |
| | Has a Terrace? | Yes |
| | Swimming Pool? | Yes |
| | Has Air Yes | |
| | Conditioning? | 105 |

Location: Auvergne-Rhône-Alpes



Gallery













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C. BAUER - Sunday Times

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S. and L. BROWN



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