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## Late 17th century castle with outbuildings and ornamental po

Orléans , Loiret , Loire Valley



**€2,500,000**

inc. of agency fees

6 Beds   1 Baths   365 sqm   9.24 ha

Property located at the gates of the Forêt d'Orléans, about ten kilometers from the center of Orléans, including a 17th century Château of approximately 365m2 of living space in perfect condition. It...

### At a Glance

<b>Reference</b>	MFH-CJC02091	<b>Near to</b>	Orléans	<b>Price</b>	€2,500,000
<b>Bed</b>	6	<b>Bath</b>	1	<b>Hab.Space</b>	365 sqm
<b>Land</b>	9.24 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Property located at the gates of the Forêt d'Orléans, about ten kilometers from the center of Orléans, including a 17th century Château of approximately 365m2 of living space in perfect condition. It consists on the ground floor of a large hall, an equipped kitchen, a dining room, a living room, a billiard room and an office. Shower room with toilet on half floor. Upstairs, a master suite with bathroom (bath + shower) and

dressings room, 2 double bedrooms (currently bedroom + office) with shower room, a bedroom and a laundry room. On the second floor, old 'maids' rooms' to be rehabilitated. Cellars under the entire building. Outbuildings including garages, stables, laundry room, old caretaker's house to be rehabilitated. All on 9ha 24a 25ca partly wooded with stocked ornamental ponds. 2 building plots. Virtual tour on request. Information on the risks to which this property is exposed is available on the G orisks website: [www.georisks.gouv.fr](http://www.georisks.gouv.fr)

We have access to more chateaux and historic real estate that are 'off market' and therefore not listed on here. [Contact us](#) with details about your project and we will send you a selection of french castles for your consideration.

Summary

Property type:	Chateau
Bedrooms:	6
Bathrooms	1
Price	€2,500,000

Key Information

Year Built:	1695
Internal Area:	365 sqm
Land Area:	9.24 ha

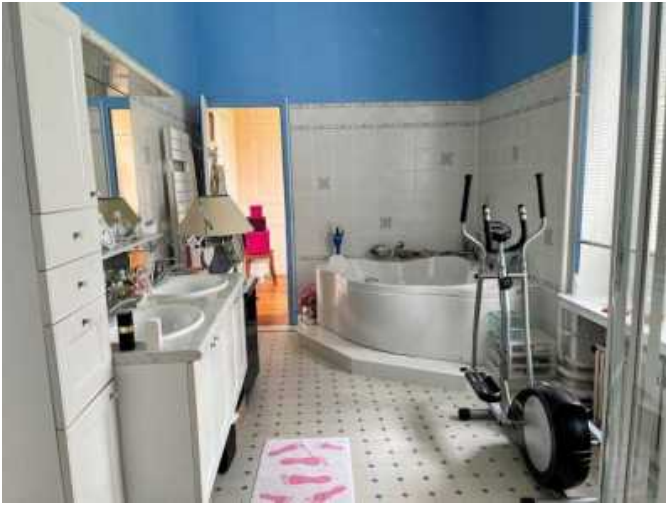
Location: Loire Valley



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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

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