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Chateau with a large gite and a pool in Sud Touraine

Châtellerault , Indre et Loire , Loire Valley



€1,760,000

inc. of agency fees

17 Beds 10 Baths 1500 sqm 4 ha

Magnificent chateau with large gite accommodation and a swimming pool set on a 4-hectare park in South-Touraine area in the Loire Valley.

At a Glance

Reference MFH-TCM2880

Near to Tours

Price €1,760,000

Bed 17

Bath 10

Hab.Space 1500 sqm

Land 4 ha

Pool No

Land Tax N/A

Property Description

This magnificent chateau, offering 1500 square meters of living area, is a true work of art. The chateau is situated on a 4-hectare park in the middle of a hundred-hectare forest estate, providing a tranquil setting for guests to enjoy. The property is located in the Poitiers, Châtellerault, and Chinon triangle, close to Futuroscope, Central Parc, and Chinon, a popular tourist destination.

THE ACCOMMODATION IN THE CHATEAU

The chateau features a huge reception room of 400 square meters, complete with a kitchen, catering area, and sanitary facilities. This space is ideal for hosting large events, such as weddings, corporate retreats, or family gatherings.

The *first floor* features 6 guest rooms with en-suite bathrooms, providing comfortable and stylish accommodations for visitors.

The *second floor* offers 300 square meters of large attic space, which is suitable for conversion into additional guest rooms, a fitness or working area, or a private residence.

The *basement* level also provides ample space for conversion, with a sauna area already in place.

Outside & The Large Gîte

In addition to the main chateau, the property also includes a fully restored gîte for up to 18 people, which can be rented as three separate gîtes.

Guests are greeted by a lovely swimming pool area with a decked terrace and ample space to relax and enjoy al-fresco dining.

In Summary

This chateau offers a rare opportunity to acquire a unique property with great business potential. The spacious living quarters, versatile layout, and stunning location make it ideal for a variety of uses, including a boutique hotel, a family estate, or a corporate retreat.

Whether you are looking for a profitable business investment or a large family home in the heart of France, this chateau is sure to exceed your expectations.

To learn more about this incredible opportunity or to arrange a viewing, please contact us.

Environment & Surroundings

Near to Shops?	✓
Near to Schools?	✓
Public Transport?	✓
Near to a Golf Course?	✓

And Before You Ask

Condition:	Good general condition
Heating System:	Central heating (gas)
Condition of Roof:	Excellent
Property Tax:	€6000.00

Summary

Property type:	Chateau
Bedrooms:	17
New Home?	No
Bathrooms	10
Price	€1,760,000

Key Information

Internal Area: 1500 sqm

Land Area: 4 ha

Property Features:

- bed and breakfast
- large gite
- Close to Futuroscope
- swimming pool
- Business Potential
- Roof in Excellent Condition
- 4 ha of private land (10 acres)
- lovely terrace
- garage
- wine cellar

Has a Wine Cellar Yes

Has Attic Space: Yes

Has a Garden Yes

Has a Terrace? Yes

Has ADSL/Broadband? Yes

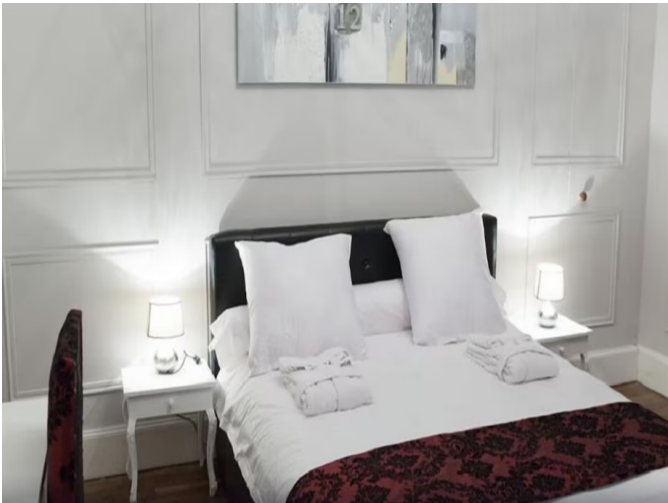
Has Satellite TV Yes

Location: Loire Valley



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You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

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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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S. and L. BROWN



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