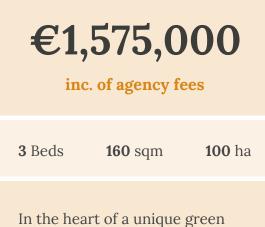


3 bedroom Farmhouse for sale in St Pierre de Chignac

St Pierre de Chignac , Dordogne , Nouvelle Aquitaine





In the heart of a unique green setting, discover this rare and extraordinary estate comprising several stone buildings with...

At a Glance

Reference	MFH-GLFAP2769
Bed	3
Land	100 ha

Near	to

Pool

Chignac

St Pierre de

No

 Price
 €1,575,000

 Hab.Space
 160 sqm

Land Tax $\,N/A$

Property Description

In the heart of a unique green setting, discover this rare and extraordinary estate comprising several stone buildings with authentic charm, nestled in the center and at the highest point of a 100-hectare forest, 90 hectares of which are in a single block.

The property comprises:

A residential house of approximately 170 m², combining rustic elegance and modern comfort, with an adjoining 25 m² laundry room.

A 19th-century pavilion of approximately 80 m² on two levels, ready for renovation. A majestic barn of approximately 250 m2 on two levels, offering exceptional potential for conversion.

A small stone barn of 50 m2.

An open stone garage with traditional framework of 140 m2, which can accommodate at least four cars.

An efficient rainwater collection system feeding into underground tanks or a large pond.

The whole property forms a coherent whole in perfect harmony with the surrounding forest, rich in different species of pine (Douglas, Maritime, and Vienna), oak, hornbeam, chestnut, acacia, and black locust trees, among others. Not to mention the planting carried out between 2006 and 2012 of more than 25,000 sessile and pedunculate oaks and around 25,000 maritime pines.

The forest is served by a network of tracks and other private paths that allow you to explore it without using public roads.

This estate is an invitation to serenity, a paradise for lovers of nature, hunting, forestry, and absolute calm (the nearest neighbor is more than 1.5 km away).

A rare opportunity for an exceptional residential project, a family home, tourist activity, or eco-friendly property.

Summary		Key Information	
Property type:	Farmhouse	Internal Area:	160 sqm
Bedrooms:	3	Land Area:	100 ha
Price	€1,575,000		

Location: Nouvelle Aquitaine



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