

Click to view MFH-CJC02006

# 14th Century Castle On 2.82ha Park With Pond

Auzances, Creuse, Nouvelle Aquitaine



€445,000

inc. of agency fees

**5** Beds **250** sqm **2.82** ha

East Creuse, Marche and Combraille region, 30 min from Aubusson, in a dominant position, 14th century château of around 250 m2: 2 entrances, fitted kitchen, dining room, living room, office with library,...

### At a Glance

**Reference** MFH-CJC02006 **Near to** Auzances **Price** €445,000

**Bed** 5 **Pool** No **Hab.Space** 250 sqm

Land 2.82 ha Land Tax N/A

### **Property Description**

East Creuse, Marche and Combraille region, 30 min from Aubusson, in a dominant position, 14th century château of around 250 m2: 2 entrances, fitted kitchen, dining room, living room, office with library, 5 bedrooms, 3 bathrooms or shower room, 5 fireplaces. An attic of approximately 125 m2 in one piece with great development potential. Oil fired central heating. Well. Several outbuildings: garage, shed, covered

shelter, vaulted cellar. The entire property extends over a 2ha 82a 37ca park with a pond. Preserved environment.

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: 5

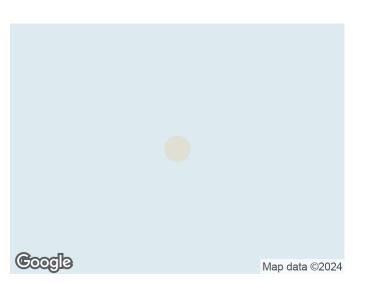
Price €445,000

**Key Information** 

Internal Area: 250 sqm Land Area: 2.82 ha

# **Location: Nouvelle Aquitaine**





# Gallery















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We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

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0845 123 5885 (UK only local rate ) / +44 (0) 113 216 4066,

or email us at bonjour@my-french-house.com.

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## **Buying French Property Just Got Easier...**

The purchase process typically starts once you've visited a property with one of ours 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.

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#### C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN



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