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Estate of 3 Ha interesting rental yields

Mortagne-sur-Gironde , Charente-Maritime , Nouvelle Aquitaine



€799,000

inc. of agency fees

10 Beds

475 sqm

3 ha

Interesting rental yields with strong development potential for this property located just 1 hour from Bordeaux, less than 15...

At a Glance

Reference MFH-CJC02053

Bed 10

Land 3 ha

Near to Mortagne-sur-Gironde

Pool No

Price €799,000

Hab.Space 475 sqm

Land Tax N/A

Property Description

Interesting rental yields with strong development potential for this property located just 1 hour from Bordeaux, less than 15 minutes from 3 cities offering all amenities, 15 minutes from the Gironde estuary and 30 minutes from the beaches. The property offers a living area of 475 m², 17 rooms including 10 bedrooms; it is made up of a mansion, a gite for 6 people and another gite for 2 people. The complete set of its many large stone outbuildings, all on a plot of approximately 3 hectares. The major interest of this area is that it already generates an annual income of around 20,000 €,– and above all with the possibility of developing many other tourist and commercial projectsâ€ EUR!

. Property tax: 2006 , DPE D 201 GES A 5.

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:	Countryside house
Bedrooms:	10
Price	€799,000

Key Information

Internal Area:	475 sqm
Land Area:	3 ha

Location: Nouvelle Aquitaine



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C. BAUER – Sunday Times

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S. and L. BROWN



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