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Small castle on wooded garden of 7771m2

Nontron , Dordogne , Nouvelle Aquitaine



€630,000

inc. of agency fees

5 Beds 425 sqm 0.77 ha

In the Périgord Vert, this small castle nestled in an isolated and very quiet setting on a hill with panoramic views and within walking distance of the town center of Nontron and all its amenities. Living...

At a Glance

Reference MFH-CJC02072

Bed 5

Land 0.77 ha

Near to Nontron

Pool No

Price €630,000

Hab.Space 425 sqm

Land Tax N/A

Property Description

In the Périgord Vert, this small castle nestled in an isolated and very quiet setting on a hill with panoramic views and within walking distance of the town center of Nontron and all its amenities. Living area of approximately 425 m2 including 13 rooms including 5 bedrooms, on land of approximately 7727 m2, completely fenced. All the castle's windows have been new since the beginning of 2019 in Padouk wood and triple anti-theft glazing. A large terrace in front of the castle of 200 m2 on the south side, with built-in BBQ

and a romantic terrace next to the castle. Rose garden with around 400 rose bushes. Completely furnished. The castle has a water source with a flow rate of 750 to 1500 liters of water/hour depending on the season. This source gives unlimited possibilities for gardening enthusiasts. Oil-fired central heating with new boiler since 2014. Information on the risks to which this property is exposed is available on the G orisks website: www.georisks.gouv.fr

DPE: 194 D GES: 43 D

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Summary

Property type:	Chateau
Bedrooms:	5
Price	€630,000

Key Information

Internal Area:	425 sqm
Land Area:	0.77 ha

Location: Nouvelle Aquitaine



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S. and L. BROWN



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