



MAGNIFICENT, RENOVATED CHÂTEAU NEAR
NANTES WITH GUEST COTTAGE, TOWER,
STABLES, POOL AND 8HA LANDSCAPED
GROUNDS

www.leggettprestige.com

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LANDSCA...



PROPERTY FACT FILE	
REFERENCE	A39603NHA85
PRICE	€ 1,400,000 £ 0* *agency fees to be paid by the seller
BEDROOM	12
BATHROOM	8
ACCOMMODATION	556 m ²
LAND	78411 m ²
TOWN	Nantes
DEPARTMENT	
LOCATION	Isolated
TYPE	Maison de Vacances, Bed and Breakfast, Country House
CONDITION	Good condition
FEATURES	Swimming Pool, Lake, Private parking
*Price based on current exchange rate which is subject to change	



- Prestigious historic medieval château
- Almost 8 hectares of grounds with moat and tower
- 5 B&B rooms + 1 gîte, with potential to expand
- Modern lifestyle amenities - pool & equestrian
- Successful turnkey business with repeat clients

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This magnificent Medieval château near Nantes is one of the oldest residences in the region, now fully renovated to combine authentic French charm with modern comfort. Set on almost 8 hectares of landscaped grounds (with views of surrounding vineyards) and its own château moat, the property includes the main château, an independent

DESCRIPTION

The château

The interiors blend period character with modern amenities across four floors, with double-glazed windows for comfort and efficiency:

- Ground Floor – A grand entrance hall (44m²) opens onto elegant reception rooms, a bright living room (40m²), formal dining room (56m²), two fully equipped kitchens (14m², 10m²), a laundry room, and guest toilets (2m²).
- First Floor – Two luxurious bedrooms (24m², 20m²), each with a private bathroom (15m², 4m²), offering comfort and refinement.
- Second Floor – Four further bedrooms (30m², 20m², 25m², 15m²) with two bathrooms (15m², 10m²), two shower rooms (4m²), and a large dressing area (9m²).
- Third Floor – Three additional bedrooms (20m², 43m², 21m²), plus a shower room located in the tower (10m²) with panoramic views over the estate, and attic space.

Outbuildings and guest accommodation

- Renovated medieval tower with living area, kitchenette, bedroom, and shower room – ideal for guests or staff.
- Independent guest cottage with modern kitchen, living room, bedroom, and bathroom – perfect for seasonal rentals.
- Pigeon tower, a charming historic feature.
- Equestrian facilities with six stables for horse lovers.
- Large garage and additional storage

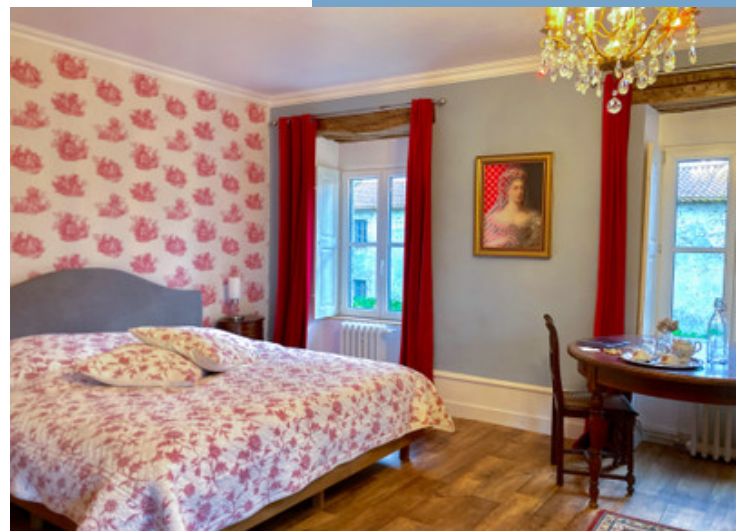
Lifestyle and comfort

This impressive estate offers modern comfort with central heating, fibre-optic internet, and fully equipped kitchens. Outdoors, the heated swimming pool with terrace, beautifully landscaped grounds and ...

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A39603NHA85>

COMPLETE FILE AND PHOTO ON REQUEST



LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

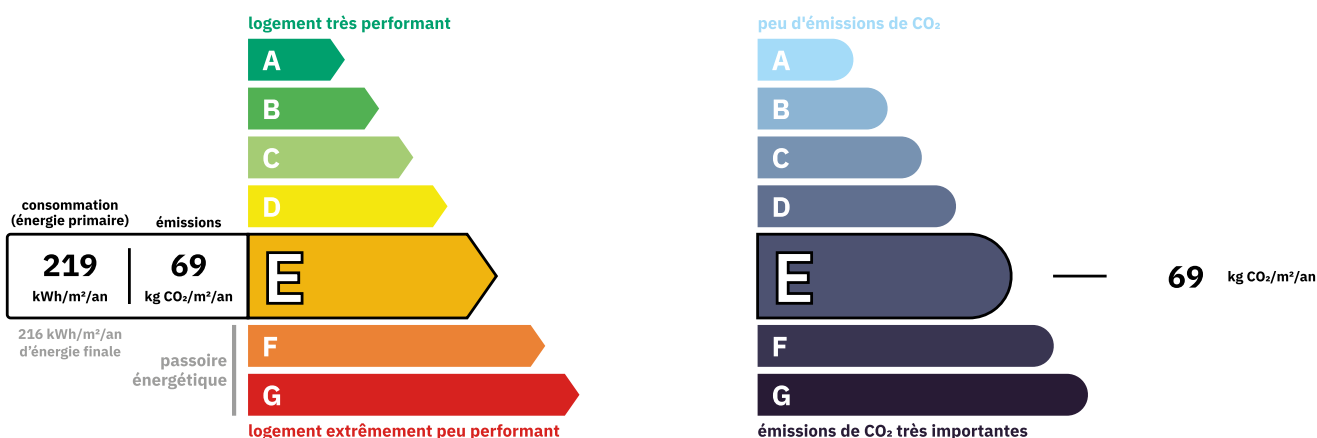
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

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ENERGIE-DPE

Information about risks to which this property is exposed is available on the Géorisques website :
<https://www.georisques.gouv.fr/>



Property **Energy consuming**
Estimated annual energy costs
between 13790 € and 18700€ for 2023

NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchange rates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

CONTACT

Réf : A39603NHA85
FILE COMPLETE
AND PHOTOS
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LEGGETT
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488
E-mail: prestige@leggett.fr

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr