



## Spectacular Château in Poitiers,

86000, Poitiers

\* 12 Beds \* 600m2

# €5,250,000

Ref: LN-2QW5V

## Property Description

Ref.3520: Elegant french chateau for sale in the Vienne department.

This magnificent property is located at the gates of Poitiers. Shops are nearby as well as access to the highway, airport and TGV.

This elegant 19th century chateau enjoys a high quality renovation offering a high level of comfort. It is covered with high slate roofs and opens to the South on a large terrace from where we discover a lovely view of the park. The ground floor comprises: an entrance hall with a beautiful oak baluster staircase, double living room, lounge/library, dining room. These rooms are on parquet floor with fireplace and wood paneling. A fully equipped kitchen with high-end elements, laundry room, wc.

On the 1st floor: a suite with dressing room and bathroom with toilet, 2 bedrooms with bathroom and toilet, another suite with 2 bedrooms, a living room and 2 bathrooms with toilet.

On the 2nd floor: 2 bedrooms, a bathroom with toilet, 2 bedrooms with shower room and toilet.

Living area by level: 200 sqm approximately.

The outbuildings are composed of several buildings:

An outbuilding for guests (approx 290 sqm) comprising on the ground floor garages, and upstairs a living/dining room, a kitchen, a games room (billiards), 4 bedrooms, 3 shower rooms, and 4 toilets.

Built in 2003 another outbuilding housing a swimming pool of 10x5, with gym space, and sanitary (3 showers and toilets).

A barn (about 80 sqm) that houses the animals,

The caretaker's house (about 140 sqm) is annexed to the chateau in the right wing. It is composed of a living room, a kitchen, 3 bedrooms, an office, and a bathroom, as well as two toilets.

The property extends over 182 acres (74ha 22a 34ca).

A long and majestic avenue crosses the woods of the property and leads to a large park of about 49 acres (20ha) slightly hilly and planted with large and beautiful ornamental trees centenarians. It is crossed by a stream, which feeds a small body of water in front of the chateau. An old walled vegetable garden completes this beautiful ensemble.

# Gallery

