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PRIVATE MANSION ON THE BANKS OF THE TARN



SELLING PRICE : 950 000 €

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NON-CONTRACTUAL INFORMATION

PARIS - GENEVA - LONDON - MOSCOW - NEW YORK - MIAMI - ST BARTH - DEAUVILLE - BASQUE COAST - FRENCH COUNTRYSIDE -
ARCACHON BAY - PERIGORD - PROVENCE - FRENCH RIVIERA - SAINT TROPEZ - CORSICA - COURCHEVEL - MEGEVE

DESCRIPTION

Behind its walled boundaries, this emblematic residence perfectly embodies the elegance of a historic home, offering a rare, peaceful setting with complete privacy.

A Home Full of History

With nearly 480 m² of living space, the house features generous volumes and beautiful period elements: French ceilings, original parquet floors, terracotta tiles, and fireplaces.

The 12 main rooms, including spacious reception rooms, a cozy living room, 6 bedrooms, and 3 bathrooms, are complemented by a grand staircase that highlights the prestige of the property.

A Unique Terraced Garden

The garden, over 4,000 m² and entirely enclosed by walls, is arranged in multiple terraces, preserving complete privacy.

An orangery, a garage, outbuildings, and a vaulted cellar enhance the character of this estate.

Direct access to the Tarn River and a plot suitable for a pool add an extra touch of charm to this rare property.

Versatile Potential

An independent T3 apartment completes the main house: ideal for housing a caretaker, creating a holiday rental, or developing a tourism project.

This configuration makes the property particularly suitable for a bed & breakfast, boutique guesthouse, or seasonal rental, offering excellent opportunities for those seeking to combine lifestyle and rental income.

It also represents an attractive opportunity for an investor looking for a property with high tourism and heritage potential.

Features

This residence impresses with both its authenticity and the quality of its amenities:

Preserved architectural elements: French ceilings, parquet floors, terracotta tiles, fireplaces.

Modern comforts: central heating (oil), recently renovated and treated roof, connection to mains sewage.

Outbuildings and annexes: orangery, garages, workshop, independent apartment, vaulted cellar.

Walled terraced garden: spacious, private, with a plot suitable for a pool.

Amenities and Accessibility

Located in a privileged environment, the property combines privacy with convenience.

Shops, schools, and services are within walking distance or just minutes away, while the nearby highway provides easy access to major routes.

The international airport, only 40 minutes away, offers quick connections to major French and European cities.

An Exceptional Address

A rare and prestigious setting, combining heritage, comfort, and accessibility in a peaceful and protected environment.

CARACTÉRISTIQUES

Accommodation type :	House / Loft	Fees :	-	Living area :	480 m ²
Land area (m2) :	-	room number :	12	Bedrooms :	7
Expenses :	-	Balcony Surface :	-	Lift :	No
Swimming pool :	No	Energy assessment :	E	Gaz consumption assessment :	F
Number of lots :	-	Fees chargeable :	Seller	Terms tenant loads :	-

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