



LECTOURE, 17TH CENTURY PRIVATE MANSION WITH GARDEN AND SWIMMING  
POOL

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SELLING PRICE : 1 830 000 €

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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

Ideally located in the centre of the popular village of Lectoure in the Gers, this beautiful 17th century mansion house of around 650 m<sup>2</sup> has recently been completely restored with taste and quality materials.

The property is entered via a carriage entrance opening onto a garden with trees and a swimming pool that is not overlooked. A large entrance hall leads to the bright reception rooms with high ceilings: two lounges with fireplaces, a dining room, a library, a modern kitchen and a utility room. A large stone staircase leads to the first floor, also accessible by lift, where there are four large en suite bedrooms (40 to 60m<sup>2</sup>), two with panoramic views of the countryside and the Pyrenees and two overlooking the garden, each with high quality bathroom and dressing room.

The lower floor features an indoor balneotherapy pool, a large vaulted wine cellar, a storage cellar and two garages on the street.

This exceptional property has been restored to a high standard in one of the town's beautiful private mansions, with uninterrupted views of the countryside and the Pyrenees.

## CARACTÉRISTIQUES

Accommodation type :	House / Loft	Fees :	-	Living area :	525 m <sup>2</sup>
Land area (m2) :	280 m <sup>2</sup>	room number :	12	Bedrooms :	4
Expenses :	-	Balcony Surface :	-	Lift :	Yes
Swimming pool :	Yes	Energy assessment :	C	Gaz consumption assessment :	C
Number of lots :	-	Fees chargeable :	Seller	Terms tenant loads :	-

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