



Beaujolais - 1250 m² 19th century chateau - Swimming pool - Tennis court - 150 m² orangery - 3 ha park - 14 bedrooms



SELLING PRICE : €1,830,000

EMAIL : LYON@BARNES-INTERNATIONAL.COM

SOLE AGENCY

14, quai Général Sarrail
69006 Lyon



PHONE : 04 78 15 90 90
lyon@barnes-international.com

29, quai Saint-Antoine
69002 Lyon

1, place de la Croix-Rousse
69004 Lyon

6, place de la Libération
69130 Écully

DESCRIPTION

SOLE AGENT - BEAUJOLAIS - DEUX-GROSNES - Delightful 1900 chateau, polychrome or Louis XIII style in brick and white stone with its outbuildings and its fully enclosed park of around 3.8 ha 60 mins from Lyon.

The castle of 1250 m² of living space is raised on 3 levels. On the ground floor, a very beautiful hall leads to a magnificent large living room, a small living room, the billiard room, a beautiful dining room with a coffered ceiling, and the kitchen.

This very beautiful property has very beautiful parquet floors, cement tiles, fireplaces, and old woodwork.

On the 1st floor 7 bedrooms, each with its own bathroom.

The second floor is composed of 7 bedrooms with also their bathroom.

Charming outbuildings composed: one of a 150 m² apartment, the other of a simpler apartment with 4 bedrooms.

A large wooded park of approximately 3.8 ha, a swimming pool, a tennis court, a pond, and an orangery of 150 m² with professional kitchen and changing rooms, which can accommodate various events complete this set.

A space of approximately 8000 m² is reserved for cars. Agency fees payable by vendor - Montant moyen de la quote-part de charges courantes 5,000 €/yearly - Montant estimé des dépenses annuelles d'énergie pour un usage standard, établi à partir des prix de l'énergie de l'année 2021 : 19860€ ~ 26910€ - Catherine VALADJI - Agent commercial - EI - RSAC Lyon 802629824

FEATURES

Type de bien:	Castle	Surface:	-	Terrain:	38000.0 m ²
Charges:	€5,000.00	Périodicité des charges:	€0.00	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€7,200.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	20 rooms
NB de chambres:	14 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : E 279kWh/m².year

Indice d'émission de gaz à effet de serre (GES) : F kg CO₂/m².an

Estimated amount of annual energy expenditure for standard use:
entre \$19,860.00 et \$26,910.00

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