

**Gracious 19C Chateau Renovated in 2021; Napoleon III Features; 4HA Land; Pool**



**€ 790000 fai**

**FCH1084**

This gracious and substantial 19C Château sits in a dominant position overlooking its 4HA of private land, near the popular spa town of Salies-de-Béarn. The Château has been subject to a high-end, yet sympathetic, renovation in 2021, preserving its beautiful Napoleon III period features such as its beautiful high ceilings, marble fireplaces, oak chevron parquet floors, double stone staircase and its ornate quarter-turn ironwork.

The ground floor offers a large entrance hall, two large reception rooms, a kitchen and a bathroom. The upper floors accommodate eight large bedrooms with bathrooms and beautiful landings.

A large swimming pool, a tennis court and majestic centuries-old trees complete this excellent property.

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

# Property Features

## Additional Information

Habitable Space : 520 m <sup>2</sup>	No of Rooms Total : 10	No. Reception Rooms : 2	No. of Bedrooms : 8
Bathrooms : 5	Shower Rooms : 0	W.Cs : 5	Utility Room : Yes
Tax Fonciere : € 2227.00	Heating : Electric	Hot Water : Electric	

## Construction

## Services

Year : 1896	Type : Residential	Tele / ADSL : Fibre Optic	Drainage : Septic Tank
Roof : Slate		Glazing : Single	Eco Features :

## Grounds

## Ancillary Buildings

Land Area : 41600 m <sup>2</sup>	Boundary : Partially Enclosed
Terrace : Yes	Garden Well : Yes
Garage : No	Car Port :
Swimming Pool : Yes	
Outbuildings : No	

**For Further Information, please contact.**

**Joanne Davey**

French Character Homes  
Telephone: +33 (0)5 59 12 28 13  
Mobile: +33 (0)6 77 70 21 98  
sales@frenchcharacterhomes.com  
www.frenchcharacterhomes.com

Document non-contractuel Mandat 2410 1084

**S.A.S. French Character Homes**

R.C.S. PAU: 514275239 N° TVA : FR86514275239  
Carte Transaction Immobilière CPI 6402 2017 000 019 047  
délivrée par la CCI PAU-BEARN.

Affilié CGAIM 89, rue La Boétie – 75008 Paris