



## Manor house, 4 gîtes and pool and 13000 m<sup>2</sup> land



### Agenten-Info

Name:	ArKadia
Name der Firma:	
Land:	Vereinigtes Königreich
Telefon:	
Sprachen:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 821,441.66

### Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Vinax
Postleitzahl:	17510
Veröffentlicht:	10.04.2026

### Beschreibung:

This magnificent estate is ideally situated just ten minutes from the charming village of Aulnay, renowned for its popular weekend market. The property enjoys immediate proximity to a sprawling forest, offering endless opportunities for walking, cycling, and nature exploration. The stately manor, spanning two floors, retains its historical charm with high ceilings and numerous original features.

**Ground Floor:** A beautiful central entrance hall gives access to the principal reception rooms: Two elegant lounges. A formal dining room. A spacious, fully equipped modern kitchen. A dedicated office space. A bathroom, separate toilet, and a useful storeroom.

**First Floor:** The upper level features luxurious private accommodation: A very large Master Suite complete with an adjoining shower room and generous dressing room. Two additional well-proportioned bedrooms. A family bathroom.

**Second Floor:** The vast attic space offers significant potential to create additional bedrooms or customised living areas, subject to planning.

**Established Gîte Complex** The property includes five fully renovated gîtes, providing immediate and established rental income. All furnishings and equipment for the gîtes are included, ensuring a seamless handover and immediate ability to welcome guests.

**Accommodation Mix:** Three gîtes feature two bedrooms, and one larger gîte with three bedrooms. Each gîte is well-appointed with its own equipped kitchen, lounge, and a private outdoor terrace. The estate offers superb communal facilities designed to enhance the guest experience and owner lifestyle. A dedicated summer kitchen with a large, covered outdoor dining area. A practical laundry room. A dedicated games/cinema room for guest entertainment. Additional outbuildings offering exciting potential for further development, workshops, or storage. This property represents a unique opportunity to acquire a grand, character home alongside an established, successful tourism business in a sought-after natural environment.



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## Allgemein

Schlafzimmer:	12
Badezimmer:	4
Fertige m <sup>2</sup> :	756 m <sup>2</sup>
Grundstücksgröße:	15100 m <sup>2</sup>

## Zimmerdetails

Zimmer insgesamt:	36
Innenausstattung:	Fitted kitchen

## Versorgungsdetails

Heizstoff:	Oil
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## Energieeffizienz

Energieverbrauch in kWh/(m <sup>2</sup> ·a):	193
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## Gebäudedetails

Parkplatz:	Ja
Anzahl der Garagen:	1
Außen-Ausstattung:	Pool
Anzahl Etagen:	2

## Mietbedingungen

Verfügbar ab:

## Zusätzliche Informationen

URL der Website:	<a href="http://www.arkadia.com/TXNV-T30657/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/TXNV-T30657/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Kontaktinformation

IMLIX ID:	B3DB5500F1B84E7C
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