



## Elegant Hilltop Estate - Northern Gers 10-Hectare Property with a Michelin-Starred Legacy



### Ügynök információ

Név:	Sarah Day
Cégnév:	Maisons et Manoirs
Ország:	France
Experience since:	1994
Szolgáltatás típusa:	Vásárlás vagy eladás
Specialties:	
Property Type:	Apartments, Houses
Telefon:	+33 (608) 891-279
Languages:	French
Weboldal:	<a href="http://www.maisonsetmanoirs.com">http://www.maisonsetmanoirs.com</a>

### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 3,475,455.72

### Elhelyezkedés

Ország:	France
Irányítószám:	32700
Feladta:	2025. 05. 22.
Leírás:	

Surface : 954 m2

Rooms : 22

Bathroom : 11

Plot size : 10 ha

### Caracteristiques techniques

Reference

MM 2163 SD GN

Price

2 995 000 €



Location

Lectoure 32700

Rooms

22

Bedrooms

11

Bathroom

11

Property tax

10 511 € /year

Plot size

10 ha

Sanitation

Individual compliant

Openings

Aluminium/Double glazing

Swimming pool

Yes

Heating

Pellets, Heat pump

Interior condition

Excellent



Kitchen

Fitted

View

Panoramic

Description of the pool

couverte, chauffee 14x6

Levels (incl. ground floor)

2

### Informations complementaires

Fees to be paid by the seller. Energy class C, Climate class A Estimated amount of annual energy expenditure for standard use: between 4030.00 € and 5530.00 € for the years 2021, 2022, and 2023 (including subscriptions). Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](http://georisques.gouv.fr).

Carte T CPI 3201 2017 000 020 356

Nos honoraires

### Gyakori

Hálósobák:	11
Fürdőszobák:	11
Kész négyzetméter:	954 nm

### Room details

Total rooms:	22
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### Utility details

Heating:	Yes
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### Lease terms

Date Available:

### Contact information

IMLIX ID:	IX6.926.489
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IMLIX

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<https://www.imlix.com/hu/>

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