



## Luxury 5 Bed Le Manoir de Dougeru For Sale at Saint-Aubin-de-Terregatte Normandy



### Agent Info

|                |                                                                               |
|----------------|-------------------------------------------------------------------------------|
| Name:          | Niall Madden                                                                  |
| Company        | Esales Property Limited                                                       |
| Name:          |                                                                               |
| Country:       | United Kingdom                                                                |
| Experience     | 2002                                                                          |
| since:         |                                                                               |
| Service Type:  | Selling a Property                                                            |
| Specialties:   |                                                                               |
| Property Type: | Apartments                                                                    |
| Phone:         |                                                                               |
| Languages:     | English                                                                       |
| Website:       | <a href="https://esalesinternational.com">https://esalesinternational.com</a> |

### Listing details

|               |                |
|---------------|----------------|
| Property for: | Sale           |
| Price:        | USD 778,983.78 |

### Location

|                        |                           |
|------------------------|---------------------------|
| Country:               | France                    |
| State/Region/Province: | Normandy                  |
| City:                  | Saint-Aubin-de-Terregatte |
| ZIP code:              | 50240                     |
| Posted:                | Nov 18, 2025              |

### Description:

Luxury 5 Bed Le Manoir de Dougeru For Sale at Saint-Aubin-de-Terregatte Normandy France

Esales Property ID: es5554862

This manor house is an exceptional piece of French heritage, a magnificent structure built between the 16th and 17th centuries and officially protected as a Listed Historic Monument (Monument Historique). Situated on 3.98 acres of private land, the estate is set deep within tranquil, hedged farmland in Southern Manche, providing a truly authentic Norman countryside experience. The property offers an unbeatable combination of serene seclusion and convenience: the nearest village, just 3 km away, provides main shops and services, including a supermarket. Crucially for accessibility, the estate is located only 22 km from the iconic Mont-Saint-Michel, a global landmark, and 352 km from Paris, making both cultural heritage and capital access straightforward.

The complex is composed of a traditional, multi-faceted collection of listed buildings that frame a beautiful courtyard. These include the stately manor house itself, a dedicated chapel, a charming pigeonier (or dovecote), a large stable and barn building, and a functional well. The manor's architecture



is characterized by robust granite stone and features like an elegant round tower and projecting pavilions, which emphasize its historical prestige. The generous acreage, surrounded by working farms, guarantees uninterrupted tranquility, and the property's elevated position ensures that all principal rooms, especially those upstairs, enjoy fine, commanding views over the rolling, wooded countryside.

Inside, the manor house is a celebration of period grandeur and practical layout. The ground floor begins with a stately, stone-paved entrance hall, featuring the main granite staircase that sweeps up to the first floor. The focal point of the reception rooms is the salon, which boasts a breathtaking monumental granite fireplace. The layout is highly functional, with the kitchen accessible from both the salon and the hall. The dining room is distinguished by a unique round tower staircase, providing a second, charming route to the upper level. This flow ensures an ideal setting for both intimate living and formal entertaining.

The upper floors are dedicated to spacious accommodation and private retreats. The main sleeping quarters on the first floor comprise four large bedrooms and a smaller children's bedroom, served by two bathrooms and two WCs. The rooms are generous in size and benefit from natural light and historical features. The top floor offers an atmospheric sanctuary, featuring a dedicated study area. A final staircase leads from the study up to a magnificent library set beneath the original roof frame. This provides a secluded, exceptional space for work, contemplation, or quiet enjoyment, cementing the manor as an incomparable historic family residence.

## ABOUT THE AREA

Normandy is one of the great historic regions of France. In the Middle Ages, Normandy was one of the great dukedoms which, like Burgundy, rivalled in power and prestige with the kingdom of France. Indeed, the dukes of Normandy managed to achieve the same status as the kings of France, to whom they owed allegiance. Before he died, the king of England, Edward the Confessor, named his nephew William, duke of Normandy, as his successor. But after Harold, William's cousin, took the English crown for himself, William invaded England in 1066, to assert his claim to a royal crown. The story of Harold and William the Conqueror is magnificently told in the historic Bayeux Tapestry, which can be visited in Bayeux, a few miles to the west of Caen.

With their historic links and their proximity, it is hardly surprising that the Normandy area has much in common with the south of England; the rolling countryside is not too different – fields and meadows bordered by hedges, even bluebell woods. Furthermore, the historic and vernacular styles of architecture are not too different either

## MAiN FEATURES:

- \* 330m2 of living space
- \* 16100m2 plot
- \* 5 Bedrooms
- \* 2 Bathrooms
- \* Stunning Views
- \* Private Parking



- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of France
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

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## Common

|                   |            |
|-------------------|------------|
| Bedrooms:         | 5          |
| Bathrooms:        | 2          |
| Finished sq. ft.: | 330 sq m   |
| Lot Size:         | 16100 sq m |

## Lease terms

Date Available:

## Additional information

Virtual tour URL: [https://www.youtube.com/embed/M2uUi\\_miz98](https://www.youtube.com/embed/M2uUi_miz98)

## Contact information

IMLIX ID: IX7.859.921

