



## Excellent 8 Bed Farmhouse For Sale In Moisy



### Informações do Revendedor

Name:	Niall Madden
Nome da Empresa:	Esales Property Limited
País:	Reino Unido
Experience since:	2002
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefone:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 549,088.01

### Localização

Country:	França
Address:	Le PLESSIS
CEP:	41160
Adicionado:	27/05/2025
Informação adicional:	
Excellent 8 Bed Farmhouse For Sale In Moisy France	

Esales Property ID: es5554623

### Property Location

1, Le PLESSIS  
MOISY  
CENTRE  
41160  
France

### Property Details

An Exquisite French Farmhouse for Sale in Moisy, Loir Valley – A Perfect Blend of History, Charm, and Airbnb Potential



We are delighted to present a truly exceptional opportunity: an excellent eight-bedroom farmhouse for sale in Moisy, France, a property steeped in history and brimming with character. This farmhouse, nestled on over 4000m<sup>2</sup> of enchanting grounds, offers a rare combination of authentic charm, modern comfort, and significant potential for a lucrative Airbnb venture. From its ancient origins to its meticulously maintained features, this farmhouse is a testament to timeless French allure, perfectly positioned to capture the hearts of those seeking a tranquil escape in the heart of the Loire Valley.

## A Historical Gem with Unmistakable Cachet

This isn't just a house; it's a journey through time. The farmhouse boasts a fascinating architectural lineage, with parts dating back to the 11th century, interwoven seamlessly with sections from the 18th and 19th centuries. This unique blend of eras gives the property an unparalleled character and undeniable cachet. As you explore its rooms, you'll discover the enduring beauty of noble materials such as original and terracotta floor tiles, each telling a story of centuries past.

Old-world features like charming fireplaces which evoke a sense of warmth and history, inviting you to imagine generations who have lived within these walls. Crucially, the property has been meticulously maintained and thoughtfully renovated over the years, ensuring that its historic charm is preserved while offering the comforts expected in a modern home. This careful stewardship has truly enhanced its considerable appeal, making it a turnkey solution for those yearning for a genuine French experience without the burden of extensive restoration.

## Expansive Grounds and Remarkable Views

The farmhouse is set within a yard of more than 4000m<sup>2</sup>, creating a private and idyllic oasis. The garden is a true highlight, featuring established trees, vibrant rose bushes, and an abundance of flowering plants that provide a captivating display throughout the seasons. Benefitting from excellent south-facing exposure, the outdoor spaces are bathed in sunlight, perfect for enjoying al fresco dining, leisurely afternoons, or simply basking in the tranquil atmosphere.

One of the most striking attributes of the property is its particularly remarkable view. Imagine sipping your morning coffee or evening aperitif while gazing out over the local area, a landscape that changes with the light and seasons. This expansive and beautifully maintained outdoor area offers endless possibilities, from creating additional leisure zones to potentially developing further amenities, all while preserving the stunning natural backdrop.

## Exceptional Value and Sustainable Living

Beyond its aesthetic appeal, this farmhouse also offers practical and economic advantages. The property's main heating system is an efficient wood-fired boiler, which contributes to exceptionally low heating costs – estimated at around €1,000 a year. For a residence of this size and character, such economical heating is a significant benefit, demonstrating a commitment to sustainable living and cost-effective maintenance. Complementing this primary system are a small wood-burning stove and the aforementioned wood-fired cooker, providing additional warmth and a cozy ambiance, especially during



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cooler months. This blend of traditional and efficient heating solutions enhances the property's appeal, making it a comfortable and financially sensible choice.

## Unlocking Airbnb Potential: A Strategic Investment

The potential for this farmhouse as a high-earning Airbnb or luxury gîte is truly outstanding, making it an incredibly smart investment. Its four spacious bedrooms, coupled with the charm of a historic former presbytery, are perfectly suited to attract tourists seeking an authentic French countryside experience. Guests would undoubtedly be captivated by the original features, the tranquil setting, and the sheer character of the property.

Furthermore, the presence of a garage and a small outbuilding with 40 m<sup>2</sup> (430 sq ft) of potential space offers exciting opportunities to expand the offering. This additional structure could easily be converted into a separate workshop, an artist's studio, or, crucially, an independent gîte. Imagine offering a self-contained unit alongside the main farmhouse, doubling your rental capacity or providing a private space for larger groups. This versatility significantly enhances the property's income-generating capabilities, making it a compelling proposition for short-term rentals in a highly desirable tourist region.

## Seamless Travel Connections

Accessibility is paramount, and this farmhouse excels in its connections. It's just half an hour from Vendôme TGV station, providing rapid links to Paris and other major French cities. From Vendôme, you can be in the heart of Paris in under an hour, making weekend trips or international arrivals incredibly convenient. For international travelers, Orly Airport is approximately 1 hour and 20 minutes away, offering a wide range of flights and ensuring easy access from across Europe and beyond. This excellent connectivity makes the property highly attractive for both personal use and as an accessible rental destination.

## Your Next French Dream Awaits

This charming former farmhouse in Moisy is more than just a home; it's an investment in a lifestyle, a piece of French history, and a smart business venture. With its exquisite historical features, expansive beautiful grounds, sustainable heating, and prime location close to the Loire Valley Castles and excellent transport links, it truly stands out. The potential for Airbnb income, enhanced by the convertible outbuilding, makes this a particularly compelling opportunity.

If you've been dreaming of owning a slice of authentic France, a property that combines rustic elegance with modern potential, then this rare find in the Barguillère valley awaits your discovery. Would you like to explore the financial projections for an Airbnb venture, or perhaps receive more detailed information on the local area and its attractions?

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## ABOUT THE AREA



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## Moisy: A Tranquil Gem in the Loir-et-Cher

Moisy is a charming and peaceful commune located in the Loir-et-Cher department of the Centre-Val de Loire region, nestled in the heart of France. This idyllic village embodies the quintessential French rural experience, characterized by its rolling agricultural landscapes, small clusters of traditional stone houses, and a profound sense of tranquility. Far removed from the hustle and bustle of larger urban centers, Moisy offers a serene retreat where the rhythm of life is slower and more connected to the natural world. It's a place where local markets thrive, community spirit is strong, and the beauty of the French countryside can be truly appreciated.

### The Charm of the Loir-et-Cher and Proximity to the Loire Valley

Moisy's location within the Loir-et-Cher department places it in an area renowned for its historical significance and natural beauty. The department is a key part of the broader Loire Valley region, a UNESCO World Heritage site celebrated globally for its magnificent châteaux, picturesque vineyards, and the majestic Loire River. From Moisy, residents and visitors have convenient access to some of France's most iconic architectural wonders, including the grand Château de Chambord, the elegant Château de Chenonceau, and the romantic Château de Cheverny. This proximity to such cultural treasures makes Moisy an ideal base for exploring the rich heritage of the Loire Valley, offering a blend of peaceful village life with easy access to world-class tourist attractions.

### Lifestyle and Local Appeal

Life in Moisy is characterized by its rural simplicity and access to local amenities. While the village itself is small, it benefits from its position within a network of charming towns and larger villages that provide essential services, shops, and community events. The surrounding area offers ample opportunities for outdoor activities, such as cycling along quiet country lanes, hiking through forests, or simply enjoying the serene natural environment. The local gastronomy, deeply rooted in the region's produce, adds another layer of appeal, with traditional eateries and local markets showcasing the best of French cuisine. This blend of quiet living and accessibility to regional delights makes Moisy highly attractive to those seeking an authentic French experience, whether for a permanent residence or a tranquil holiday escape.

### Accessibility: Nearest Airports and Transport Links

Despite its rural setting, Moisy is remarkably well-connected, making it accessible for both national and international visitors. The nearest major airport serving the region is Tours Val de Loire Airport (TUF), located approximately 70-80 kilometers to the southwest. While Tours Airport offers some international connections, for broader international travel, Paris-Orly Airport (ORY) is a more significant hub, situated about 1 hour and 20 minutes' drive to the north. This provides excellent connectivity to major European cities and beyond. Furthermore, Moisy's proximity to the high-speed TGV train network, particularly the Vendôme TGV station (roughly 30 minutes away), means that Paris Montparnasse can be reached in under an hour, providing swift and efficient travel options for residents and guests alike.

### MAiN FEATURES:



- \* 300m2 of living space
- \* 20000m2 plot
- \* 8 Bedrooms
- \* 3 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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## Comum

Quartos de dormir:	8
Banheiro:	3
Pés quadrados acabados:	300 m <sup>2</sup>

## Utility details

Heating:	Sim
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## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.980.131

