

Fortified studfarm, meadows and lake



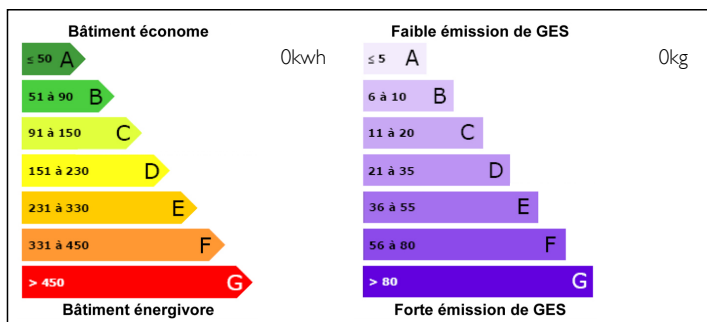
## INFORMATION

Town:	VILLEFRANCHE D ALLIER
Department:	Allier
Bed:	4
Bath:	4
Floor:	0 m <sup>2</sup>
Plot Size:	280000 m <sup>2</sup>

## IN BRIEF

Allier, Bourbonnais, important fortified farmhouse of the 15th century, ISMH, Moats in water. The whole on a surface approximately 28 ha of meadows, wood, a pond and a lake of approximately 6 500m<sup>2</sup>, well grouped around the building, grounds of quality. Beautifull set, a lot of charm.

## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

## DESCRIPTION

Allier, Bourbonnais, important fortified farmhouse of the 15th century, ISMH,

composed of many buildings around 2 large square courtyards.

Entrance on the enclosed courtyard, porch, walkway, a farmhouse on one level, approximately 200m<sup>2</sup>, entrance, living room with large fireplace, open kitchen, utility room, office, 3 bedrooms, 3 bathrooms, heating by the ground. Large convertible attic. Terrace on walled garden. In the extension, a chapel and its bell tower.

A dungeon, ground floor with fireplace, one floor.

Several outbuildings: barn, shed, garage, workshop.

Independent, a stable of 4 boxes under construction, shower horses, sanitary and vast saddlery. Main building and facade renovated recently.

A caretaker's house under construction: living room, bedroom, bathroom, in its vast barn extension.

Moats in water.

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## NOTES