

Exceptional renovated medieval château with pool, cinema, 4 km from Uzès - in AUCTION on 1st October!



INFORMATION

Town:	Saint-Maximin
Department:	Gard
Bed:	9
Bath:	7
Floor:	1368 m2
Plot Size:	1805 m2

IN BRIEF

Richard Singer of Leggett Immobilier International is delighted to present this exceptional property, just minutes from the historic town of Uzès, this remarkable château occupies a privileged position in one of the most sought-after areas of Southern France. Rich in history and surrounded by beautiful countryside, the property combines over 1,000 years of architectural heritage with exceptional modern comfort. The nearby village offers restaurants and everyday amenities, while Uzès, Avignon and Nîmes provide renowned markets, gastronomy, cultural events and excellent transport links. The motorway is approximately 12 minutes away and the TGV station can be reached in around 25 minutes, placing Paris and major European cities within easy reach. Whether as a prestigious private residence, an exclusive hospitality venue or a luxury events destination, this extraordinary property offers an exceptionally rare lifestyle opportunity.



ENERGY - DPE

DPE not required.

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.



NOTES

DESCRIPTION

Rarely does a château of this historical importance come onto the market in such impeccable condition. Dating back to the 11th century and subsequently enriched during the Renaissance and Classical periods, the property has undergone an exceptional restoration, combining outstanding craftsmanship with discreet contemporary luxury while preserving the remarkable character of the original building.

The château extends to approximately 1,272 m² and is arranged around elegant internal courtyards and landscaped gardens, offering a wonderful balance between magnificent entertaining spaces and comfortable private accommodation.

The western wing is dedicated primarily to the principal living accommodation. A succession of elegant lounges, all benefiting from beautiful stone ceilings and original architectural features, open towards the south-facing courtyard and gardens. This wing also accommodates six luxurious bedroom suites, many with dressing rooms, spacious bathrooms and garden views. A secondary kitchen and dining room complete this section of the château.

The medieval eastern wing contains some of the property's most spectacular spaces. A magnificent ceremonial dining room centred around an impressive original stone fireplace is complemented by a professional catering kitchen equipped to host large private receptions and events.

Adjacent to the dining room, an extraordinary vaulted reception hall of almost 100 m² conceals the château's original historic well and creates a truly unique entertaining space. Continuing through this wing are a private cinema finished to an exceptional standard, a fully equipped gym, a luxurious hammam spa and direct access to the swimming pool terrace.

One floor above lies one of the château's most...