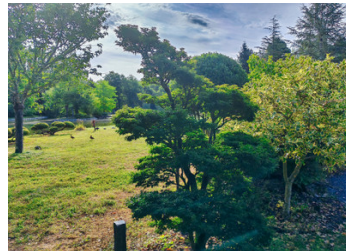
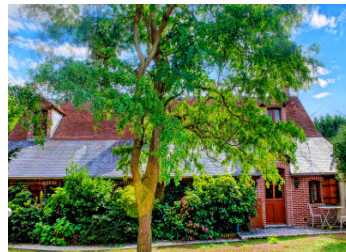
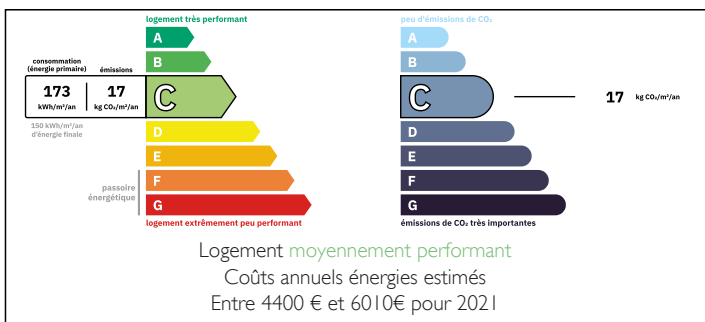


Superb farmhouse of 357 m & a gîte In Sologne near Beauval zoo Exceptional 360° view & peaceful location



ENERGY - DPE



INFORMATION

Town:	Blois
Department:	Loir-et-Cher
Bed:	6
Bath:	2
Floor:	357 m2
Plot Size:	32039 m2

IN BRIEF

Magnificent property in a peaceful setting close to Beauval zoo

In a charming Sologne village with small shops

Area of almost 357 m² in two buildings & outbuildings.

LEGGETT prestige centre val de Loire offers these 360° features

A well for watering this estate with its magnificent Japanese garden and waterside gazebo.

Come and discover this delightful longère in a peaceful setting. A magnificent pond with a bridge and island, ducks, geese and swans; a Japanese garden with maples and other rare trees, all planted by the owners.

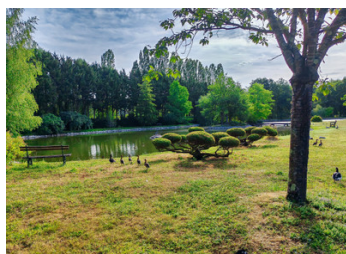
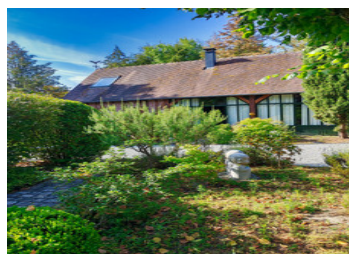
Close to Selles sur Cher; Contres, Mur de Sologne
Romorantin

and Beauval zoo in Saint Aignan sur Cher.

Situated near Chambord and Beauval Zoo, with quick access to the A85 motorway, this charming property offers an exceptional living environment in

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.



LOCAL TAXES

Taxe foncière: 2693 EUR

Taxe habitation: 1771 EUR

NOTES

DESCRIPTION

Luxury Property Description (EN)

Set in the heart of the Sologne region, within a charming village offering local amenities and close to the world-renowned Beauval Zoo and the prestigious Loire Valley châteaux, this outstanding estate presents approximately 350 m² of living space across two beautifully renovated buildings.

The main residence, a fully restored 1850 longère crafted with noble materials such as oak, stone and wrought iron, offers around 218 m². On the ground floor, an elegant and spacious living environment unfolds with a magnificent reception room of over 100 m² featuring a grand fireplace and refined Italian marble flooring, a traditional-style dining kitchen, a fully equipped kitchen with utility areas, as well as a bright veranda opening onto a covered terrace with panoramic views over the park and the lake.

Upstairs, four comfortable bedrooms are complemented by bathrooms and well-designed circulation spaces, providing a perfect balance of charm and functionality.

A separate guest house of approximately 127 m² enhances the property, offering a large reception room with wood-burning stove, additional rooms and independent accommodation potential—ideal for hosting guests or developing a luxury hospitality or gîte business.

The estate also benefits from extensive outbuildings including garages, workshop, wine cellar, carports and additional structures, all impeccably maintained. Set within beautifully landscaped grounds, this rare property features a remarkable 1-hectare natural lake fed by two springs, complete with island, bridge and abundant wildlife, creating a peaceful and enchanting atmosphere. A stunning Japanese garden planted with rare species, a wrought-iron greenhouse, spa, and...