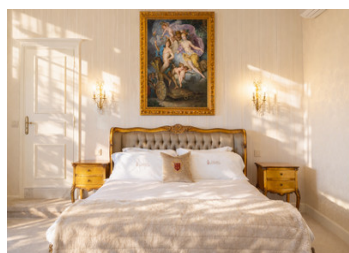


Rare Luxury Historic Chateau and Estate in the Heart of the Golden Triangle of the Dordogne, near Sarlat



INFORMATION

Town:	Carlux
Department:	Dordogne
Bed:	17
Bath:	17
Floor:	1021 m2
Plot Size:	194582 m2



IN BRIEF

A rare opportunity to acquire one of the Dordogne's finest private chateaux and its estate in the heart of the prestigious Golden Triangle, just minutes from Sarlat-la-Canéda.

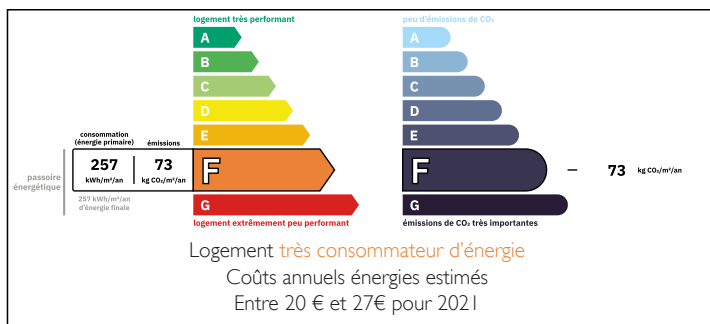
Perched high above the breathtaking Dordogne Valley, this exceptional château is an extraordinarily private estate of rare beauty and combines centuries of history with refined contemporary luxury.

Few properties in europe offer such a profound sense of place.

Set within 19.46 hectares of landscaped grounds, woodland and meadows, the estate comprises a magnificent 678m² château with nine sumptuous en-suite bedrooms, elegant reception rooms and spectacular panoramic views.

Additional accommodation includes a luxurious 157m² five-bedroom villa and a 95m² three-bedroom caretaker's lodge. A heated

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

A Rare Historic Château Estate in the Heart of the Dordogne's Golden Triangle

This extraordinary château presents a rare opportunity to acquire one of the Dordogne's most remarkable historic estates, set in the heart of the prestigious Périgord Noir.

With its fairy-tale turrets, elegant courtyards, magnificent reception rooms and breathtaking panoramic views, this exceptional château is far more than a residence, it is a legacy to be preserved and enjoyed for generations.

Opportunities to acquire an estate of such historical significance, architectural beauty and exceptional scale are extraordinarily rare. Few properties anywhere in Europe offer such a profound sense of history, place and prestige.

Perched high above the sweeping Dordogne Valley, the château commands an extraordinary private setting of exceptional beauty, combining centuries of history with refined contemporary luxury.

Nestled within 19.46 hectares of landscaped gardens, woodland and parkland, just minutes from Sarlat-la-Canéda, this magnificent estate seamlessly blends medieval grandeur with contemporary six-star comfort.

The principal château extends to approximately 678m² and offers nine sumptuous bedroom suites, each with its own luxurious en-suite bathroom, two formal dining rooms, a magnificent vaulted kitchen, pantry, laundry room, an impressive 64m² library, a fully equipped gym, and a heated swimming pool with pool house.

The estate is further enhanced by a beautifully renovated five-bedroom villa (160m²) and an independent three-bedroom caretaker's cottage (73m²).

NOTES