

3 800 000 €

Contact agency

Styles

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For sale property

35 rooms

Surface : 2700 m<sup>2</sup>

Surface of the land : 60000 m<sup>2</sup>

Year of construction : 16 eme siecle

Features :

POOL, Laundry room, Automatic gate

25 bedroom

23 show ers

20 parkings

Energy class (dpe) : C

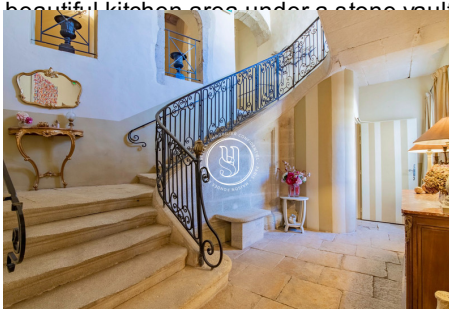
Emission of greenhouse gases (ges) : C

Document non contractuel



## Property 3459 Uzès

A Provencal dream. Between Uzès and Saint-Rémy-de-Provence, this former post house with the appearance of a country house has become, over the course of its history, an imposing, elegant and romantic residence. A place that would have known historical characters, from Catherine de Médicis to Nostradamus, from Cardinal de Richelieu to Queen Margot, or even Louis XIII. When the imposing automatic gate opens, the privileged visitor sees the property's vines (Grenache, Cabernet-Sauvignon and Syrah) and in the background the hills of the garrigue in perspective, then the olive grove (picholines) which gives access to the second gate surrounding the 4000m<sup>2</sup> enclosed park. The property consists of a central driveway leading to a large open courtyard, then a preserved and confidential courtyard (with a second direct access to the village through a superb old gate), and allowing access to the main building which stands majestically. On the ground floor, you will be greeted by an entrance that leads to the grand staircase, as well as to the vast reception rooms that have kept their character intact (fireplaces, floor bars, arched windows, double doors, patinas...). Thus, the entrance gives access to the large living room, a vast dining room and an anteroom behind which are hidden service rooms and a secondary staircase. The visit then continues through a rotunda office of rare elegance, and through a very beautiful kitchen area under a stone vault and with a monumental fireplace - still equipped professional kitchen is also market restaurant. The first floor is a suite, spectacular by its volumes and its light, and a second floor, 3 other suites with their antique furniture and a beautiful luminosity. And finally, a vast bedroom, completely independent as well as a bathroom. The oldest part of the house, whose origins date back to the 14th century, is full of character: old stones, square bar floors, French ceilings, fireplaces, a monumental staircase, incredible wrought iron, an old fountain, wells, a classified aqueduct in the park... A piece of history without any doubt. Then, adjoining the old house, a vast vaulted room opens on to the two courtyards, a wine cellar, conveniences and numerous storage spaces. A former barn has been converted into a large vaulted room (ideal as a family room or for



seminars), a suite with a terrace on the ground floor, overlooking the vineyards, two large suites on the first floor with two very beautiful terraces, again with a view, and 3 other suites. Finally, there is a large car park, an independent house (5 suites, 2 of which are accessible to the disabled), a magnificent swimming pool area under the hundred-year-old cedars, a vegetable garden and a henhouse. Video surveillance, automatic watering, drilling. To be considered as a fantastic family home, as a home and hospitality business, also as a hotel.

Fees and charges :

3 800 000 € fees included