

Elegant 19th-Century Château in a Commanding Position; 4HA Land; Pool



€ 690000 fai

FCH1084

Perched in an elevated position with breathtaking views over its four hectares of private land, this gracious 19th-century Château is located near the sought-after spa town of Salies-de-Béarn.

Rescued in 2020 from a state of disrepair, the Château has undergone significant restoration, with the current owners making substantial investments to preserve its historical integrity. The extensive works included a complete re-roofing in natural slate, ensuring durability and aesthetic authenticity, as well as a full re-rendering of the exterior in traditional chalk, maintaining the integrity of its original construction. The electrical system has been fully upgraded to meet modern standards, and low-energy electric radiators have been installed to enhance efficiency while preserving the Château's historic charm.

The garden-level ground floor has been carefully prepared as a blank canvas, allowing its next custodian to tailor the space to their needs. Internal stud walls have been removed, and the original stonework has been exposed to let the walls breathe, ensuring a healthy living environment while maintaining the Château's authenticity. With the major restoration now complete, the future custodian simply needs to add their personal touch—installing a kitchen, bathrooms, and interior décor—to transform this exceptional property into a bespoke masterpiece.

This light-filled Château boasts full-height period windows and soaring 3.5m ceilings, creating an atmosphere of grandeur. Throughout the property, exquisite period features remain beautifully intact, including marble fireplaces, oak chevron parquet

flooring, a double stone staircase, and ornate quarter-turn ironwork, all of which contribute to the Château's timeless elegance.

Beyond the Château itself, the four hectares of private land offer endless possibilities. Mature trees, open spaces, and picturesque views provide a stunning backdrop, whether for landscaped gardens, equestrian pursuits, or simply enjoying the property's elevated setting. With its commanding position and rich history, the property is well-suited as a prestigious private residence, an elegant boutique hotel, or an inspiring retreat.

This is more than just a home; it is a rare opportunity to become the custodian of a remarkable legacy. A true sanctuary of heritage and character, the Château is waiting for someone with vision to write its next chapter. Whether you seek a grand family estate or a unique investment opportunity, this exceptional property invites you to create something truly special.

Information on the risks to which this property is exposed is available on the website Géorisques - <https://www.georisques.gouv.fr>

Property Features

Additional Information

Habitable Space : 520 m²	No of Rooms Total : 10	No. Reception Rooms : 2	No. of Bedrooms : 8
Bathrooms : 5	Shower Rooms : 0	W.Cs : 5	Utility Room : Yes
Tax Fonciere : € 2227.00	Heating : Electric	Hot Water : Electric	

Construction

Year : 1896	Type : Residential
Roof : Slate	

Services

Tele / ADSL : Fibre Optic	Drainage : Septic Tank (non-conform)
Glazing : Single	Eco Features :

Grounds

Land Area : 41600 m²	Boundary : Partially Enclosed
Terrace : Yes	Garden Well : Yes
Garage : No	Car Port :
Swimming Pool : Yes	
Outbuildings : No	

Ancillary Buildings

For Further Information, please contact.

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Document non-contractuel Mandat 2410 1084

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Carte Transaction Immobilière CPI 6402 2017 000 019 047
délivrée par la CCI PAU-BEARN.

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