HOGAN LACROIX
REAL ESTATE AGENCY IN SARLAT

13 Av. Thiers 24200, Sarlat
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Reference : 6210








PUR EXCLUSIVITY!! OVERLOOKING A PRIVATE VALLEY, THIS 17TH-CENTURY MANOR HOUSE OFFERS TOTAL PRIVACY AND TOP-OF-THE-RANGE AMENITIES. GOLDEN STONE AND A MIRROR-LIKE SWIMMING POOL MAKE IT A SECRET RETREAT – A RARE OPPORTUNITY ON THE PERIGORD MARKET!!

3 675 000 € HAI

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LUXURY PROPERTY: A CHARMING MANOR HOUSE IN THE HEART OF THE PERIGORD NOIR!!

Nestled in lush, green surroundings, just a few minutes from the medieval town of Sarlat-la-Canéda, this exceptional property embodies the very essence of Périgord refinement. This charming manor house, combining 17th-century elegance with modern comforts, overlooks an unspoilt valley, offering breathtaking panoramic views of the surrounding countryside.

A genuine architectural heritage:

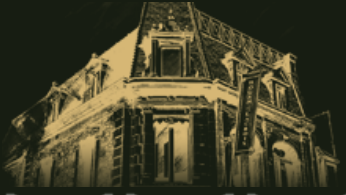
The main building immediately captivates with its grandeur. Its facades are clad in cut stone with warm ochre tones; the roofs are covered in slate and small, traditional flat tiles, adorned with a central turret that lends the whole property a stately silhouette; there are spacious south-facing terraces, ideal for outdoor receptions overlooking the park.

Living and relaxation areas:

The estate has been designed as a haven of peace where every feature harmonises with nature. A generously sized swimming pool, perfectly integrated into the landscaped grounds, offers a turquoise expanse of water that contrasts with the green of the surrounding forests. Several hectares of meadows and woodland surround the property, ensuring complete privacy. A separate wing and charming annexes make it possible to operate luxury holiday cottages or to entertain family and friends in complete privacy.

This property enjoys a prime location, notably due to its immediate proximity to the listed sites of the Dordogne Valley and the capital of the Périgord Noir. It is in immaculate condition thanks to a recent, meticulous restoration that has preserved the period features (exposed beams, monumental fireplaces, various types of marble, flagstone flooring, etc.). The property offers complete peace and quiet, with no overlooking neighbours and no noise pollution.

A rare find on the market, this mansion is much more than just a home; it embodies a way of life. Its commanding position and the quality of



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its grounds make it one of the most sought-after properties in the region.

FULL DOCUMENTATION AVAILABLE ON REQUEST ++