



3 825 000 €

**Buying terrain**

**Surface : 750000 m²**

**Field appearance : Vignoble**

**Exposition : Sud**

**View : Campagne**

**Features :**

Vignoble, Grenache, Syrah, Carignan,  
Mourvedre, Cinsault, Marsanne, Roussane

Domaine Viticole  
de 75 Hectares



Vivre en Provence Immobilier

## Terrain Sainte-Cécile-les-Vignes

75-hectare wine estate with its cellar, buildings and operating machinery. - The estate, located in the Drôme Provençale near Châteauneuf-du-Pape, covers 75 ha of vines. This includes 43 ha of Côtes du Rhône Village, 28 ha of Côtes du Rhône and three ha of IGP. - The flat vineyard plots are mainly planted with Grenache, Syrah, Carignan, Mourvèdre and Cinsault for the reds, and Marsanne, Roussanne and Grenache Blanc for the whites. The vineyard is well maintained with annual co-planting, and the Flavescence Dorée is controlled by FREDON without contamination to date. The modern cellar was built in the 2000s and has a 6,350 hl thermoregulated stainless steel vat room and 600 hl tiled concrete vats, totalling around 7,000 hl. - The harvest is received by an elevator, with a pneumatic press and a high-performance stainless steel piping network. - The cellar, built on a single level, is functional and requires only two people during the harvest....

**Legal information**

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Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).

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