

Ideal lock up and leave or holiday rental property

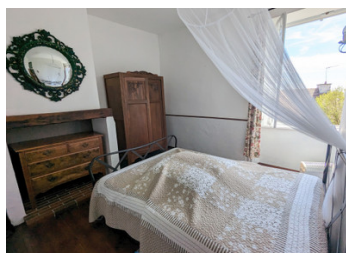


## INFORMATION

Town:	Coussac-Bonneval
Department:	Haute-Vienne
Bed:	2
Bath:	2
Floor:	60 m2
Plot Size:	74 m2

## IN BRIEF

Lovely 2 bedroom house with 2 bathrooms. Comes with its own private courtyard and is in walking distance to restaurants, bars, a butcher's shop and a bakery.

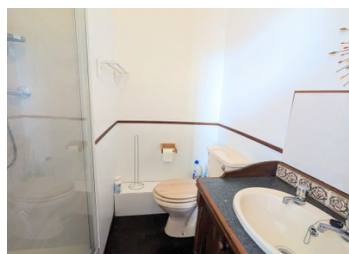


## ENERGY - DPE



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

Entrance directly into the living room (17.3m<sup>2</sup>) with fireplace with wood burning stove, tiled flooring and exposed stone wall.

Kitchen (6.6m<sup>2</sup>) with a small raised dining area with tiled flooring and wooden kitchen units. Access direct to the courtyard.

On the first floor is a bathroom (3.2m<sup>2</sup>) with WC, bath and basin

Bedroom (9.8m<sup>2</sup>) with wooden flooring, fireplace and its own shower room with shower, basin and WC.

The 2nd floor has a bedroom (28.9m<sup>2</sup>) created in the attic space with exposed roof timbers, a feature stone wall and velux windows.

This would make a great holiday home with no upkeep needed. The courtyard is ideal for dining and private enough to have a jacuzzi. The owners currently use this as a holiday rental and it brings in a good income per year.

The village of Coussac Bonneval is situated in the Haute Vienne close to the border with the Corréze. The popular town of St Yrieix la Perche is only 10 minutes' drive away and has all major amenities including a hospital. The airport at Limoges is less than an hour's drive away.

For further information, photos and to book a visit please contact the agents.

-----

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

## NOTES