

Charming South-Facing French Retreat with Gîte, Income Potential & Stunning Alfresco Entertaining



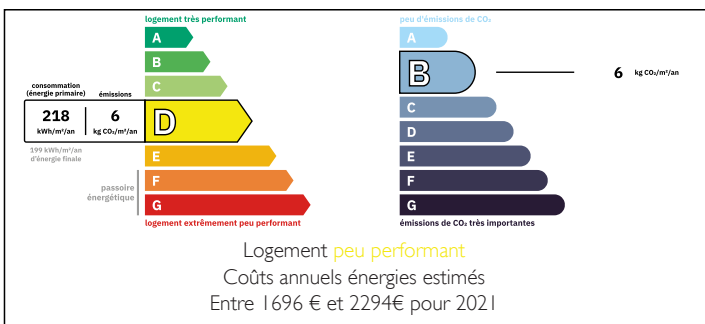
INFORMATION

Town:	Coussac-Bonneval
Department:	Haute-Vienne
Bed:	7
Bath:	5
Floor:	216 m ²
Plot Size:	1978 m ²

IN BRIEF

Set in a tranquil hamlet just 7 minutes from Coussac Bonneval, this exceptional south-facing property is a rare find — a beautifully crafted 2010 build that combines modern comfort with authentic French character. The centrepiece of the outdoor space is a magnificent oak-framed covered terrace, complete with a stone BBQ and pizza oven — perfect for alfresco entertaining. Inside, the breathtaking 63m² vaulted living area with exposed oak beams creates an immediate wow factor. The property offers flexible accommodation across the main house, with 5 bedrooms, including a master suite, with two of the rooms previously let successfully as chambres d'hôtes. A self-contained gîte provides immediate rental income potential. The landscaped gardens, pergola, and garden house add further appeal — with former planning consent obtained for a swimming pool. Genuinely turnkey and stylishly presented, this is an equally...

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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

Approached via a gated gravel driveway, this outstanding south-facing property overlooking a neighbouring cherry orchard immediately impresses. Built in 2010, it enjoys all the practical benefits of a modern build — excellent insulation, double glazing, and neutral tiled flooring throughout the ground floor — while delivering the warmth, character and charm of a traditional French home.

A Show-stopping Outdoor Entertaining Space

Before you even step inside, the property makes its mark. A magnificent oak-framed structure with a traditional tile roof covers the expansive front terrace, housing a stone and brick-built BBQ on one side and a large pizza oven on the other. Whether hosting summer gatherings or quiet evening dinners, this is an alfresco entertainer's dream.

Breath-taking Open-Plan Living

Step through the front vestibule and into one of the property's most striking features: a 63m² open-plan living, dining and kitchen space that soars into the eaves, revealing beautiful exposed oak beams overhead. Divided naturally into three zones — a sitting area with a wood-burning stove (which also heats the radiators), a dining area, and a rustic farmhouse kitchen — this space enjoys double French doors on both the front and rear elevations. Quality and craftsmanship are evident at every turn.

Flexible Ground Floor Accommodation

A hallway from the kitchen leads to further rooms, offering excellent flexibility. These include a utility room with garden access, a family bathroom with double-ended bath, a double bedroom, and a single bedroom currently used as a laundry room. At the end of...

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