

Large property with six bedrooms, kitchen, living rooms, library and dining rooms, converted shed and cellars.



## INFORMATION

Town:	Bournoncle-Saint-Pierre
Department:	Haute-Loire
Bed:	6
Bath:	3
Floor:	650 m2
Plot Size:	300 m2



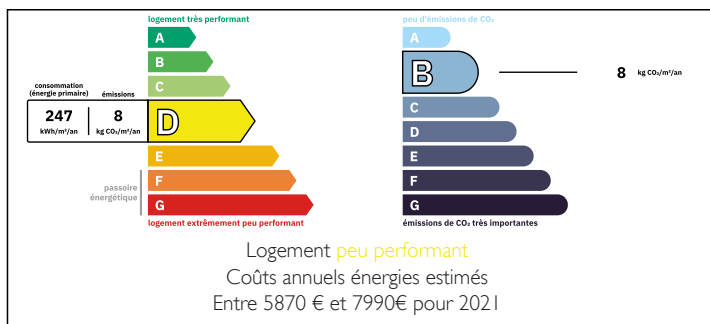
## IN BRIEF

Magnificent 11th Century Cluniac monastery renovated to very high standards.

The property comprises of two main buildings, firstly the main family 6 / 7 bedroom family home (420 sqm), three bathrooms, large kitchen, two dining rooms, library, office, two lounges, children's play room and dressing room.

The second property within a large courtyard is an old coach house (350 sqm), beautifully restored, with grand wine cellar, Tower and garage. The main part of the property is open plan, with kitchen, dining area, and a grand entertaining areathat can seat 50+ people for eating. The first floor is a massive entertainment open space, room for pool tables, dancing, TV and much more. Fantastic potential to create a small hotel, Gites or B&B. Set in a beautiful village, but close to larger towns with great access to the rest of France and...

## ENERGY - DPE



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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.



## LOCAL TAXES

**Taxe foncière:** 1800 EUR

**Taxe habitation:** EUR

## NOTES

## DESCRIPTION

Magnificent 12th century Cluniac monastery fully renovated to a very high standard.

The property comprises two main buildings, first the main family house with 6/7 bedrooms (420 m<sup>2</sup>), three bathrooms, a large kitchen, two dining rooms, a library, an office, two lounges, a playroom for the children and a dressing room.

The second property adjoining the family house within a large courtyard is a former coach house (350 m<sup>2</sup>), beautifully restored, with a large wine cellar, a tower and a garage. The main part of this second property is open through two monumental glass doors, with a kitchen, toilet and bathroom, a dining room and a large entertainment area that can accommodate more than 50 people for meals or other... The second floor is an open space that offers great potential for entertainment activities, room for game and pool tables, dancing, TV/cinema and much more. All in all, this exceptional property offers fantastic potential to create a small hotel, gites or B&B and at the same time is a heavenly family home. Located in a beautiful village, but close to larger cities with easy access to the rest of France and the world: The property retains much of its history through careful and authentic restoration of a high quality.

One to fall in love with.

The house benefits from soft electric underfloor heating on the ground floor, with the rest of the house having a combination of two wood pellet fires and new generation electric radiators.

On the...