

Charming 5 bedroom holiday complex in the heart of Haute Vienne



INFORMATION

Town:	Magnac-Laval
Department:	Haute-Vienne
Bed:	5
Bath:	4
Floor:	224 m ²
Plot Size:	3147 m ²



IN BRIEF

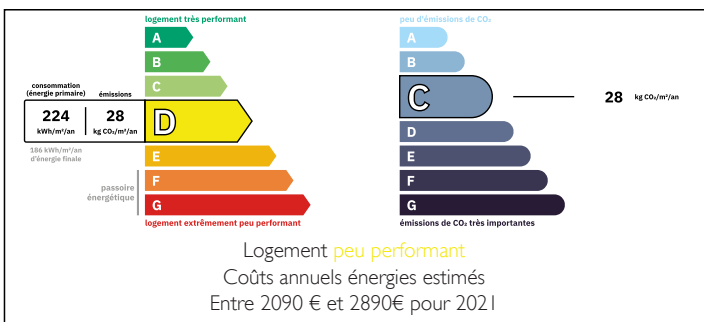
Imagine welcoming guests to your charming two-bedroom gite, complete with a private entrance, fully equipped kitchen, and their own tranquil garden oasis. Your guests will delight in the inground heated pool, ensuring unforgettable moments of relaxation and enjoyment.

The main house boasts three beautifully appointed bedrooms and multiple entertaining areas, including a fantastic outdoor kitchen and bar with terrace. With careful design, the owner's privacy remains paramount, separate from guest accommodations.

Additional features include a gym area, a spacious workshop, and a separate garage. The entire complex is nestled within established gardens, ensuring utmost privacy and tranquility.

Enjoy the convenience of modern amenities, including a recently installed fosse, town water, and

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

Have you ever yearned for a life less ordinary? A life filled with sunshine, delicious food, and the rewarding experience of welcoming guests to your own slice of heaven? Then look no further! This exquisitely renovated property, nestled just outside the vibrant town of Magnac Laval, is your golden ticket to embracing the idyllic French lifestyle and owning a thriving holiday accommodation business.

Imagine waking up each morning to the gentle sounds of the French countryside, breathing in the fresh, clean air, and knowing that you are about to share the beauty and tranquility of your home with visitors from around the world. This isn't just a property; it's a lifestyle opportunity that's ripe for the taking.

The meticulously maintained estate offers a harmonious blend of privacy and potential. The charming two-bedroom gite, boasting its own entrance and fully equipped kitchen, provides a haven for your guests. They'll relish the independence and comfort of their own private garden, complete with access to the shimmering, in-ground heated pool – the perfect spot for relaxation and creating unforgettable holiday memories.

But the magic doesn't stop there. The main house, a sanctuary of style and sophistication, features three generously sized bedrooms and an array of inviting entertaining spaces. Picture yourself hosting unforgettable gatherings in the outdoor kitchen and bar area, or unwinding in the luxurious hot tub under a starlit sky. Cleverly designed to maintain owner privacy, the main house offers a retreat separate from the gite, ensuring peace...

LOCAL TAXES

Taxe foncière:	1 500 EUR
Taxe habitation:	EUR

NOTES