

Spacious 4-Bedroom Cottage with Land, Pool & Views in Tranquil Coussac-Bonneval, France



INFORMATION

Town:	Coussac-Bonneval
Department:	Haute-Vienne
Bed:	4
Bath:	2
Floor:	120 m2
Plot Size:	12683 m2

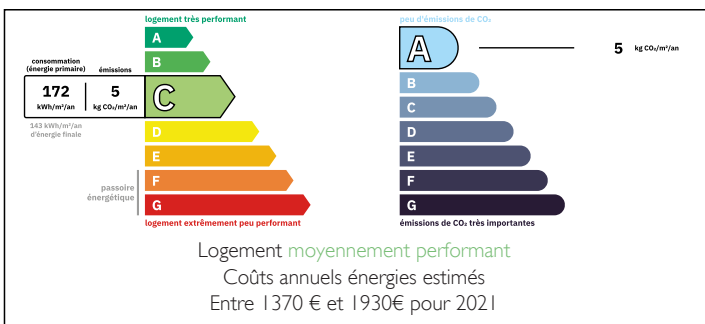


IN BRIEF

A well-presented countryside home with modern comfort, 1.26ha of land, pool, and stunning rural views.

Set in the peaceful commune of Coussac-Bonneval in the Haute-Vienne, this spacious 4-bedroom cottage offers the perfect blend of charm and practicality for those seeking quiet country living in the heart of Nouvelle Aquitaine. With over 1.26 hectares (3.1 acres) of land, lovely open views, and thoughtful updates throughout, it's an ideal property for a family home, holiday retreat, or rental investment.

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

The ground floor welcomes you with a bright 25.4m² living room featuring a wood-burning stove and air conditioning unit, creating year-round comfort. The open-plan kitchen/dining area (26m²) is perfect for daily living and entertaining, with two ovens, a gas hob, and a cosy TV nook (25m²) for relaxing evenings.

A spacious master bedroom (16m²) with a private en-suite bathroom (6m²)—including a walk-in shower, double sink, and WC—offers a peaceful retreat. Additional ground floor features include a utility/boiler room, a separate WC, and a wood-fired central heating system for efficient warmth.

Upstairs, you'll find three additional bedrooms (9m², 10m², and 11m²), a small office (3m²), and a family bathroom with a bath, overhead shower, WC, and hand basin—ideal for families or guests.

Outside, a terrace with pergola, a sunken above-ground pool, and open countryside views invite you to enjoy long summer days in comfort and privacy. The property also includes a small barn, metal sheds, and a cellar for extra storage and utility.

A separate 5,356m² parcel of land offers scope for a vegetable garden, orchard, or hobby farming, enhancing the lifestyle appeal of this versatile home.

Whether you're relocating to France, investing in a holiday home, or starting a new life in the countryside, this property offers space, scenery, and comfort in equal measure.

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

LOCAL TAXES

Taxe foncière: **600 EUR**

Taxe habitation: **EUR**

NOTES