

Stunning 18th-Century Manoir with Cottage, Pool & 4.1ha Land in St Priest Ligoure. SOLD FULLY FURNISHED

EXCLUSIVE



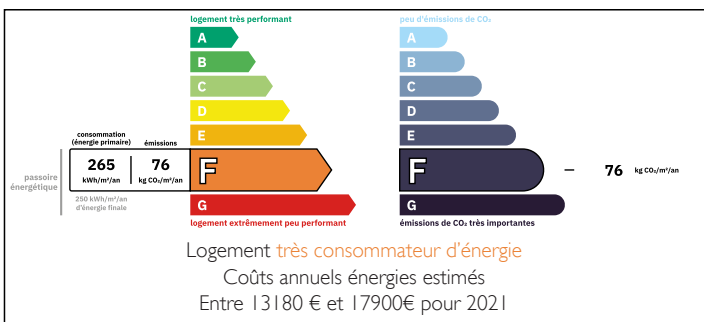
INFORMATION

Town:	Saint-Priest-Ligoure
Department:	Haute-Vienne
Bed:	8
Bath:	7
Floor:	407 m ²
Plot Size:	41661 m ²

IN BRIEF

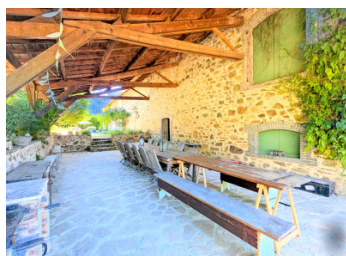
Step into history with this stunning 18th-century Manoir in St Priest Ligoure, Limousin, full of original charm and character. Currently a successful holiday rental, retreat, and events venue, it offers spacious living, a separate cottage, a swimming pool, and 4.1 ha of beautiful land. Experience the perfect blend of heritage, lifestyle, and business potential

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 property is currently operating successfully as a business, which is included in the sale. The business is 12 yrs old and has plenty of room for expansion.

Entering through a beautiful, authentic hallway with an arched doorway and stone flooring, you are welcomed into the grand living area, a bright and airy space featuring exposed beams and an open fireplace. The kitchen, a real highlight, spans 17 m² and opens into a 25 m² dining area with a wood-burning fire.

A formal dining room (25 m²) with wood flooring and a games room with pool table provide further entertainment spaces.

The ground-floor bedroom (23 m²) features exposed beams, a roll-top bath, and a private bathroom, with access to the front terrace.

LOCAL TAXES

Taxe habitation:

EUR

The Manoir is divided into two wings. The left wing first floor offers three spacious bedrooms (22–35 m²), each with en-suite or private bathrooms.

The right wing first floor provides a large 14 m² bathroom, two bedrooms and a small office/storage room as well as a 'library style living area'.

- The right wing second floor offers a galleried snug living area and two further bedrooms, one en-suite bathroom, and a secret hidden shower room.

NOTES

Attached to the main house is a 150 m² barn, perfect for storage or entertainment. A fabulous covered terrace offers an ideal setting for outside dining and events. The grounds include a large garden, an inground swimming pool with its own terrace, an orchard, a stable block (300m²), and woodland, a wild flower meadow, all...