



SPACIOUS VILLA WITH PRIVATE PARK, POOL  
AND 11 ROOMS – IDEAL FAMILY HOME OR B&B  
IN SAINT-PRIEST-TAURION

SPACIOUS VILLA WITH  
PRIVATE PARK, POOL AND  
11 ROOMS – IDEAL FAMILY  
HOME OR B&B IN  
SAINT-PRIEST-TAU...



PROPERTY FACT FILE	
REFERENCE	A15921
PRICE	€ 530,000 £ 0* <small>*agency fees included: 6 % TTC to be paid by the buyer (500 000 EUR hors honoraires)</small>
BEDROOM	8
BATHROOM	3
ACCOMMODATION	300 m <sup>2</sup>
LAND	10896 m <sup>2</sup>
TOWN	Saint-Priest-Taurion
DEPARTMENT	
LOCATION	Village property
TYPE	Maison de Vacances, House, Country House
CONDITION	Good condition
FEATURES	Swimming Pool, Other Drainage, Garage
<small>*Price based on current exchange rate which is subject to change</small>	





- Spacious villa with 11 versatile rooms
- Private 1,2-hectare park with century-old trees
- Heated pool and summer kitchen
- Ideal for family living or B&B potential
- Just 20 min from Ambazac, Limoges and airport

SPACIOUS VILLA WITH  
PRIVATE PARK, POOL  
AND 11 ROOMS – IDEAL  
FAMILY HOME OR B&B IN  
SAINT-PRIEST-TAU...

Ref : AI5921

Spacious and elegant villa in Saint-Priest-Taurion, just 15 minutes from Limoges and 25 minutes from the airport. Set on a private 1,2-hectare park with century-old trees, this property offers 11 rooms over 2 floors, perfect for a large family, shared living, or guesthouse / B&B with privacy ensured. Refined interior: marble and parquet flooring,

## DESCRIPTION

Discover this exceptional property in Saint-Priest-Taurion, Nouvelle-Aquitaine, combining historical elegance and modern comfort. Ideally located just 10 minutes from Limoges and 20 minutes from the airport, this villa offers a peaceful countryside setting while remaining close to urban amenities and essential services.

Spacious and versatile home

With 11 rooms across two floors, this villa offers rare flexibility:

Large family: multiple private spaces for everyone.

Shared living with family or friends: privacy and comfort maintained.

Guesthouse or B&B potential: the upper floors allow separation of guest areas from owner spaces, ensuring privacy and comfort for all.

Refined and renovated interior

The house has been carefully renovated, preserving its period charm while incorporating modern and eco-friendly features:

Ground floor: bright 20 m<sup>2</sup> kitchen opening onto the terrace, 25 m<sup>2</sup> dining room, 48 m<sup>2</sup> double living room, large marble-floored entrance hall.

Main staircase in cast iron and copper, elegant and functional.

First floor: 4 spacious rooms (2x25 m<sup>2</sup>, 1x20 m<sup>2</sup>, 1 office 11 m<sup>2</sup>), bathroom with WC.

Second floor: master bedroom with bathroom and WC, plus 3 bedrooms of 25 m<sup>2</sup> each.

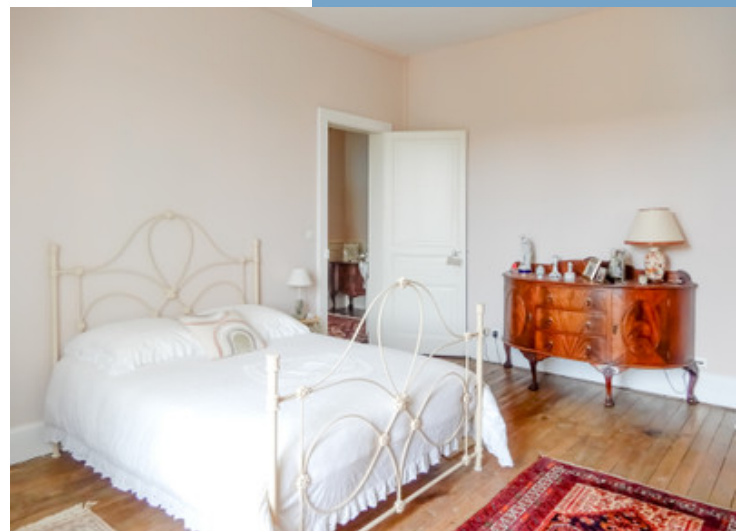
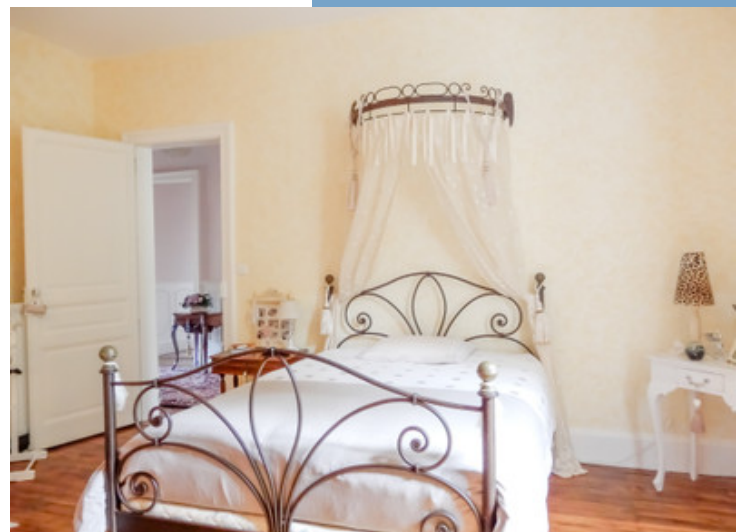
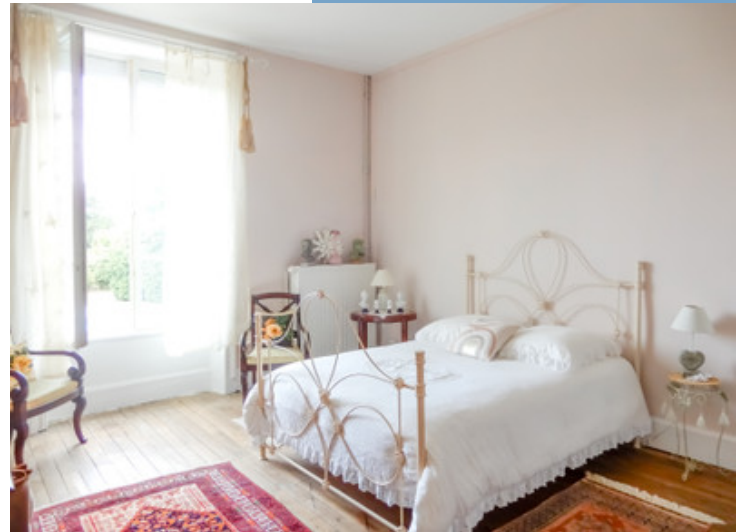
Full cellar and functional utility room.

Electric shutters with remote control for optimal comfort.

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/AI5921>

COMPLETE FILE AND PHOTO ON REQUEST



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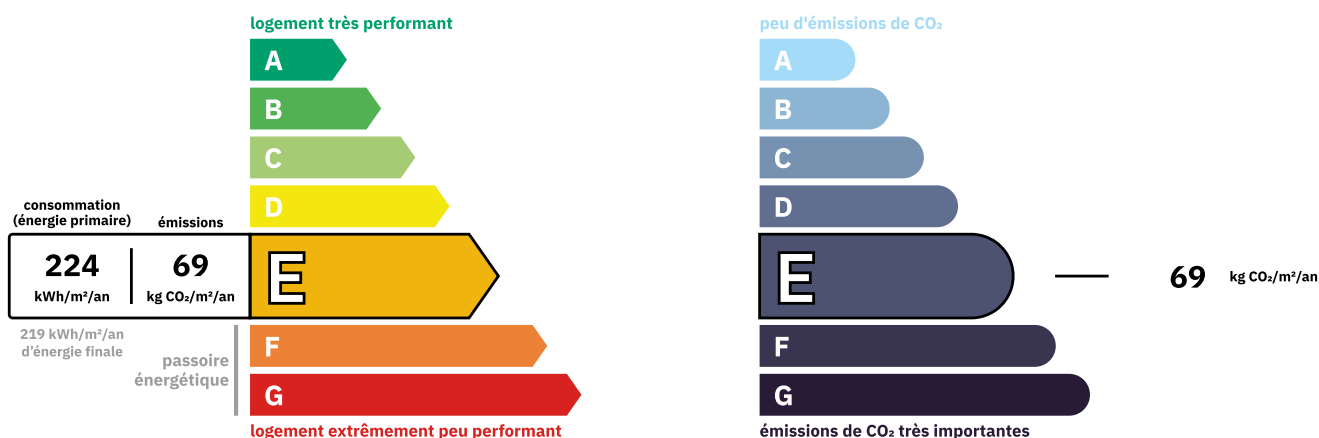
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Ref : AI592I

## ENERGIE-DPE

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



Property **Energy consuming**  
Estimated annual energy costs  
between 8380 € and 11390€ for 2022

## NOTICE

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## CONTACT

Réf : AI592I  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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