

UNDER OFFER ! Isolated property with oak woodland and two lakes. Small fishing cabin and garage.



INFORMATION

Town:	Pleuville
Department:	Charente
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	40370 m2

IN BRIEF

Lovely land ideal for leisure purposes in a remote area surrounded by nature and completely private. The land is completely fenced with a car access and gates. The two beautiful lakes are teeming with life but will need some works to bring them up to environmental standards. The woodland is mainly composed of beautiful oak trees with a few impressive specimens and shelters a family of fallow deer. Ideal for spending your family week-ends and holidays in a bucolic setting, fishing, swimming and bird wathching. The cabin has no mains electricity or mains water but is equipped with a wood-burner and a generater to be able to appreciate it all year round.



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

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

LOCAL TAXES

Taxe foncière: 20 EUR

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