

Centrally located plot suitable for construction in the heart of popular village Asnieres la Giraud.



INFORMATION

Town:	Asnières-la-Giraud
Department:	Charente-Maritime
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	10128 m2

IN BRIEF

Large flat plot (10,128m2) with huge potential for a large or multiple construction. In the heart of popular village with easy access to local commerce. There is water and electric connection to the edge of the property. The land is currently an orchard with established trees. Access from local roads on two sides is easy for construction.

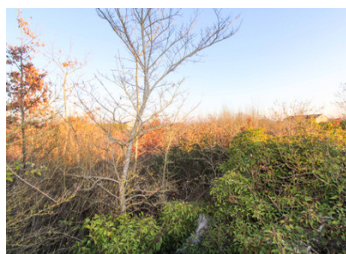


ENERGY - DPE

DPE not required.

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

With an area of 10,128m² this pretty plot offers many choices.

An easy drive to the future thermal spa town of St Jean D'Angely with its twice weekly market, this is a popular choice for development. La Rochelle, Royan and the coast are under an hour's drive and Saintes, Niort and Cognac are an easy 30 minute drive.

Measurements are approximate

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

LOCAL TAXES

Taxe habitation: EUR

NOTES