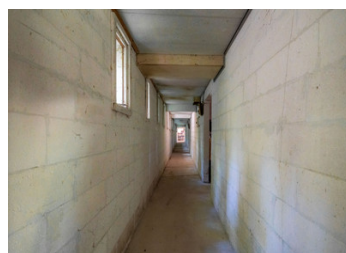
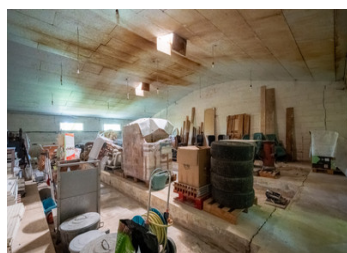
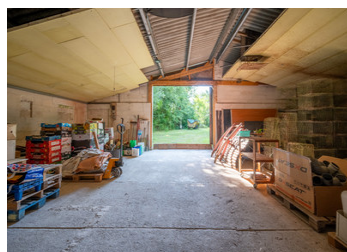


600m storage building set on 4472m of woodland.

EXCLUSIVE



ENERGY - DPE

DPE not required.

## INFORMATION

Town:	Terrasson-Lavilledieu
Department:	Dordogne
Bed:	0
Bath:	0
Floor:	600 m <sup>2</sup>
Plot Size:	4472 m <sup>2</sup>

## IN BRIEF

A large storage building covering a total of 600m<sup>2</sup> on 4,500m<sup>2</sup> of wooded land.

A former rabbit hutch situated in a quiet, secluded spot, sheltered from prying eyes yet not isolated; this shed could prove ideal for a wide range of projects. Built with SIPOREX cellular concrete, it comprises five 110m<sup>2</sup> compartments and a connecting corridor of approximately 50m<sup>2</sup>.

The property is connected to mains services, with water and electricity meters on site.

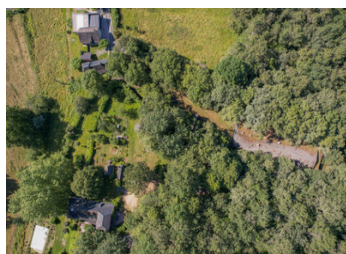
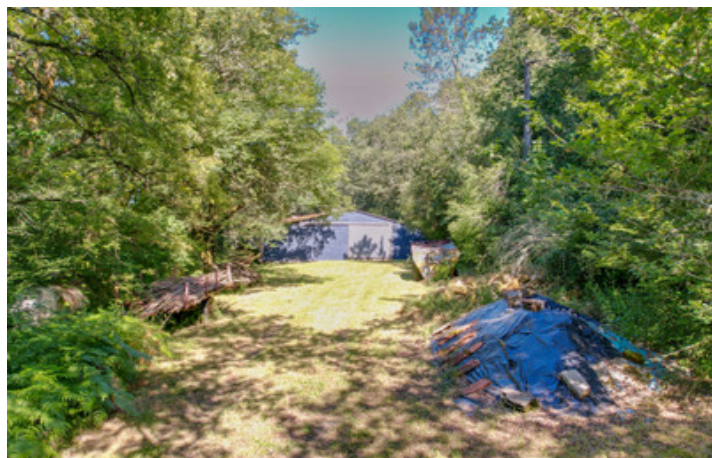
The first bay has a large entrance and could accommodate large vehicles (L8.5m x H3.1m).

This building cannot be converted into a residential property, even partially.

Please do not hesitate to get in touch so that we

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

Large storage building totalling 600m<sup>2</sup> on 4500m<sup>2</sup> of wooded land.

This former rabbitry is set in a quiet, secluded location, but not isolated and could prove ideal for a number of projects. Constructed from SIPOREX aerated concrete blocks, it comprises five 110m<sup>2</sup> units linked by a 50m<sup>2</sup> corridor.

The first box has a large entrance and could accommodate large vehicles (L8.5m x h3.1m).

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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 habitation: EUR

## NOTES