

Prime building plot available in a charming development on the edge of a picturesque French village.



INFORMATION

Town:	Mauroux
Department:	Lot
Bed:	0
Bath:	0
Floor:	250 m2
Plot Size:	3208 m2

IN BRIEF

Unleash Your Imagination: Your Dream Home Awaits

Welcome to Plot 18, an exceptional opportunity in a diverse self-build estate. Surrounded by mature trees and just a short walk from the delightful village of Mauroux, this generous plot provides an ideal foundation for your custom-designed home. With essential utilities—electricity, water, and drainage—already installed, you have the perfect opportunity to craft a residence that genuinely embodies your unique style and requirements.

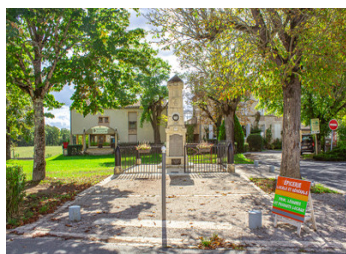


ENERGY - DPE

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

Welcome to Plot 18, an exceptional opportunity in a vibrant self-build estate where a variety of architectural styles coexist harmoniously with the natural surroundings. This spacious plot, framed by established trees, offers a serene and picturesque environment that serves as the ideal backdrop for your custom-designed home.

Location and Accessibility

Situated just a short stroll from the enchanting village of Mauroux, residents of Plot 18 have easy access to a range of local amenities, including delightful shops, inviting cafés, and lively markets, all contributing to a strong sense of community. The nearby town of Montayral is just a short drive away, providing even more cultural and recreational opportunities, further enhancing the appeal of this desirable location.

Ready-to-Build Infrastructure

Plot 18 comes equipped with essential utilities, including electricity, water, and drainage, allowing you to commence building your dream home without delay. If you've been disheartened by properties on the market that require extensive renovations or fail to align with your vision, Plot 18 presents a unique opportunity to create the home you've always envisioned—exactly as you desire, without compromise.

Endless Customisation Possibilities

This plot is your blank canvas, ready for your imagination to take flight. Work with skilled local artisans and builders to design a home that reflects your personal style and meets your specific needs. Whether you envision a modern masterpiece or a charming country retreat, Plot 18 is the perfect place to bring your ideas to life.

Natural Beauty and Outdoor Activities

Beyond the immediate community, the surrounding area offers a...

LOCAL TAXES

Taxe habitation: EUR

NOTES