

Flat building plot of 960 m in a quiet location, 25 minutes from Angoulême



## INFORMATION

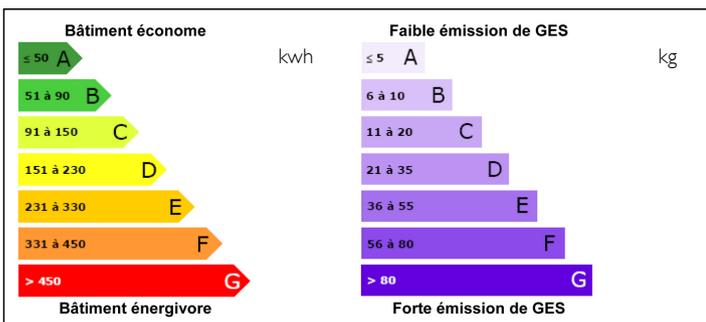
Town:	Marthon
Department:	Charente
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	960 m2



## IN BRIEF

This pleasant plot of land is located in the commune of Marthon, just outside the village and 25 minutes driving distance from Angoulême. - Flat plot of 960 m<sup>2</sup>, planted with trees. - Serviced - Planning permission obtained and all appeals purged - Nice view

## 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

Flat, wooded plot of 960 m<sup>2</sup> just outside the village of Marthon (700 metres from the centre of the village) and 25 minutes from Angoulême.

The plot is for sale with planning permission that has been obtained and all appeals have been cleared.

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

## NOTES