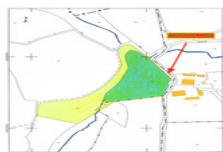
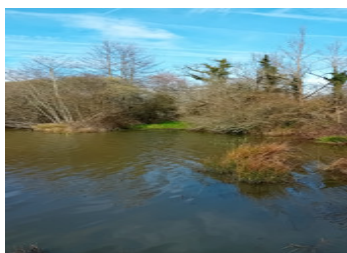
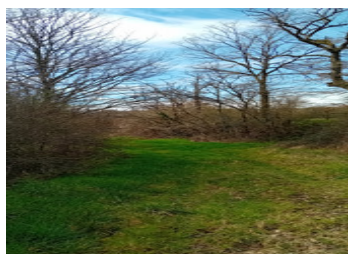
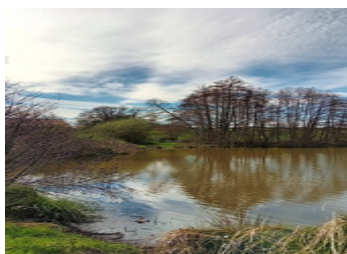


Pretty, Tranquil Lake with Land Close to Lessac

EXCLUSIVE



INFORMATION

Town:	Lessac
Department:	Charente
Bed:	0
Bath:	0
Floor:	0 m ²
Plot Size:	27725 m ²

IN BRIEF

Accessed by a communal lane from the Lessac road, with space for off road parking you'll find this beautiful private lake of 14,800 m² stream fed and surrounded by trees. The main plot of land is south facing. In total you have a plot size of 2,7H in the heart of nature but only 10 minutes from Confolens.

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

A beautiful stream fed, treelined lake of 14,800m² along with south facing gently sloping grassland plot of land of 12,925m² including woodland. There is easy access from the Lessac road via a communal lane with off road parking. There are fish in the lake but there are no records of current fish stocks.

A great opportunity for someone to purchase a slice of rural heaven within easy reach of amenities in Lessac and Auvilles Limouzine. The total plot size is 27,725m² (2.7H)

10 minutes to the attractive town of Confolens and 45 minutes to Limoges airport.

NOTES

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

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