



## Centre Ville De Matha, Commerce Et Logement



### Agent Info

|                   |   |
|-------------------|---|
| Naam:             | David Evans   |
| Bedrijfsnaam:     | Cle France Ltd  |
| Mistlampen:       | United Kingdom  |
| Experience since: |   |
| Service Type:     | Selling a Property  |
| Specialties:      |   |
| Property Type:    | Apartments, Houses  |
| Telefoon:         | +44 (1440) 820-358  |
| Languages:        | English, French   |
| Website:          | <a href="https://clefrance.co.uk">https://clefrance.co.uk</a> |

### Advertentie details

|                |               |
|----------------|---------------|
| Vastgoed voor: | Koop          |
| Prijs:         | USD 77,161.14 |

### Locatie

|                             |                    |
|-----------------------------|--------------------|
| Aanbevolen Auto Onderdelen: | France             |
| Staat/Regio/Pronvincie:     | Nouvelle-Aquitaine |
| Plaats:                     | Matha              |
| Postcode:                   | 17160              |
| Geplaatst:                  | 30-04-2025         |
| Omschrijving:               |                    |

We have recently taken on a lot of new agents in France who are adding hundreds of new listings every week, there is a delay in translating these listings into English but we are making good progress.

If you want any particular property listing translated or simply want more information then just use the 'Make an Enquiry' button or contact us via the property listing and we will prioritise the translation for you.

Apologies for the triangle overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

Matha ☑ Ancienne Boucherie avec Grand Logement a Reamenager Situee en plein centre-ville de Matha, cette ancienne boucherie offre de multiples possibilites d'amenagement. Elle se compose au rez-de-chaussee d'un magasin, d'un laboratoire, d'un vestiaire, d'une douche et de WC. À l'etage, un logement d'environ 60 m2, ainsi qu'une partie supplementaire a amener selon vos envies. Le second etage abrite un grand grenier de 60 m2, offrant un potentiel supplementaire pour creer de l'espace. Cette propriete, equipee de double vitrage, permet une reorganisation complete des espaces selon vos besoins, avec pour seule contrainte de conserver une petite zone commerciale. Il est egalement possible de



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transformer le rez-de-chaussee en un logement supplementaire, offrant ainsi un projet d'agrandissement et d'adaptation a votre convenance. Un bien a fort potentiel, a decouvrir sans tarder !

The department of Charente-Maritime is located the Poitou-Charentes region of France. This department is surrounded by the Gironde, Charente, Deux-Sevres, Vendee and Dordogne departments. It also includes four islands: ile de Re, ile-d'Aix, ile d'Oleron and ile Madame. A delightful landscape of plains and plateaus where the limestone is used as the building material for traditional houses. Sandy beaches, countryside, hills and plains dominate the scenery with the Atlantic coast being second sunniest part of France, after the French Riviera.

Vitrezay, Maison du Fier, Marais aux Oiseaux, Cabane de Moins and Ferme des Oiseaux are just some lovely villages and towns worth a visit.

And of course there are the famous Poitou donkeys who have a particular appearance: white nose, shaggy coat, dark brown or black, tall and big ears (the Donkey not our founding director!). Poitou donkeys can often be seen roaming in the meadows, they are also a tourist attraction on ile de Re, where it is easy to pet them and even to ride them.

Being a rural department house prices in the Charente-Maritime are below the national average and if you are looking in the countryside or rural village location you are going to get the best value for your money.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit [www.clefrance.co.uk](http://www.clefrance.co.uk)

## **Lease terms**

Date Available:



IMLIX

IMLIX Vastgoedmarkt  
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**Contact information**

IMLIX ID:

IX6.887.807

