



## 440 m<sup>2</sup> de bâtis : un projet immobilier à fort potentiel entre Saintes et Rochefort



### Agent Info

Name: ArKadia  
 Company Name:  
 Country: United Kingdom  
 Phone:  
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
 Price: USD 163,784.87

### Location

Country: France  
 State/Region/Province: Nouvelle-Aquitaine  
 City: Plassay  
 ZIP code: 17250  
 Posted: Apr 02, 2026

### Description:

Complete file and virtual tour available after phone conversation.

In Plassay, in the heart of a hamlet between Saintes and Rochefort and only 35 minutes from the beaches, discover this Charentais property offering exceptional potential for a life or investment project.

The whole develops about 440 m<sup>2</sup> of built surfaces, including 94 m<sup>2</sup> currently habitable, and consists of several spaces to reinvent: main house, outbuildings, garage, workshop, cellar and attic.

- ? Ideal for creating cottages, division or rental project
- ? Rare volumes allowing multiple layouts
- ? Land of about 450 m<sup>2</sup> with parking

Work is expected to reveal the full potential of this high value-added property.

Anne-Gaëlle's opinion: This type of property is a real opportunity for investor profiles or buyers with a specific project. The volumes are exceptional and allow a complete transformation with a beautiful valuation at the key.

Built: 1850



## Common

Bedrooms:	5
Bathrooms:	1
Finished sq. ft.:	94 sq m
Lot Size:	450 sq m

## Room details

Total rooms:	12
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## Energy efficiency

Energy Use (kWh/m <sup>2</sup> /year):	400
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## Building details

Parking:	Yes
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## Lease terms

Date Available:

## Additional information

Website URL:	<a href="http://www.arkadia.com/AGHX-T618433/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/AGHX-T618433/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	1427983
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