

Price on request

Contact agency
CIM Occitanie - Montauban

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For sale land

View : Campagne

Features :

CALM, Fenced, Marked



Land 10212 Saint-Etienne-de-Tulmont

FOR SALE 10 212 - **Beautiful building plot of 820 m² located between Saint-Étienne-de-Tulmont and Montauban.** This flat, wooded, and surveyed land is set in a peaceful area, offering an ideal setting for a family construction project. The plot covers a total area of 820 m² and enjoys a northern exposure. It is not connected to utilities, but all networks (water, electricity, telecom) are available at the boundary, greatly simplifying future hookups. Individual sanitation (micro-station) will need to be installed. Located in a UH zone, the land requires a 4-meter setback from property lines and has a Floor Area Ratio (FAR) of 0.15, allowing for a floor area of 123 m² to be built. The parcel features appealing dimensions: approximately 30 m by 22 m. Access to the plot is via a private road about 4 m wide. The advantages: a quiet and sought-after area, proximity to Montauban, an easy-to-develop site, and complete freedom to build. A rare opportunity to be seized quickly. Information on risks related to this property, including the legal obligation for clearing, is available on the Géorisques website: <http://www.georisques.gouv.fr>. For a visit, please contact Christian HAMON, Sales Agent, Tel. 06.62.11.49.84 or by email at c.hamon82000@gmail.com. RSAC Montauban number 488 831 058. Regarding the sale price, it is set at €59,900 per lot. Agency fees included. Agency fees are the responsibility of the seller.

Document non contractuel

13/12/2025 - Prix T.T.C

