

## 2 bedroom apartment off-plan with balcony and parking space in La Rochelle



## INFORMATION

Town:	La Rochelle
Department:	Charente-Maritime
Bed:	2
Bath:	1
Floor:	65.49 m2
Outside Space:	7 m2

## IN BRIEF

Discover our new residence, ideally located just ten minutes by bicycle from La Rochelle's emblematic city center and near the university district. With its architecture reminiscent of La Rochelle's buildings, it offers 36 apartments, from studios to 4-room apartments, spread over two small buildings. Most of them have an outdoor space, private garden or terrace, and benefit from a generously flowered central courtyard and a small square that encourages conviviality.

## 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

West of Tasdon and very close to les Minimes .  
Ideal for investors: if furnished --> 9 months for students & 3 months for summer rentals

TYPE : 3 rooms (2 bedrooms)

FLOOR : 2

PARKING : YES

ANNEXES : YES

TOTAL SURFACE : 65.49 m2

ORIENTATION : S-E

\*\*\*\*\*Estimated delivery date : 4th trimester  
2024\*\*\*\*\*

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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