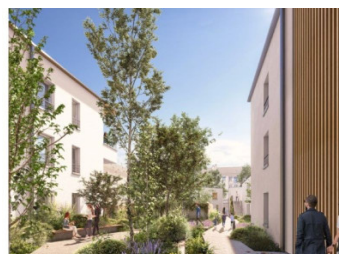


Saint Nazaire - exciting 2-bed newbuild off-plan investments, some with a private garden or a cellar, wow!



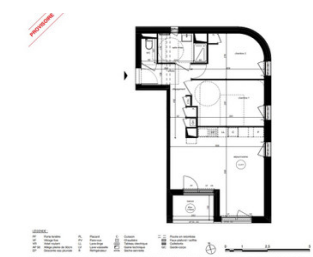
## INFORMATION

Town:	Saint-Nazaire
Department:	Loire-Atlantique
Bed:	2
Bath:	1
Floor:	59 m2
Outside Space:	4 m2



## IN BRIEF

Invest now in the great opportunity! Saint Nazaire is a truly vibrant city of character by the sea, a city of art, history & with a university, shipyards, aeronautical & petrochemical industries, it benefits from all the advantages of a large city & the attractiveness of the coast. Authentic & dynamic, offering walks, shopping, museums, theatre, as well as varied cultural offerings and La Baule is just a short drive away... Shops, services, schools and the train station are all close by. In addition, Saint Nazaire is a university town (potential student rentals) and is home to a variety of successful industries giving fantastic short and long term rental potential or this could be a lovely family home or retirement location - plus you have Paris 3 hours away by TGV, you could be there for lunch, and Nantes airport is less than an hour away - invest now in this...



## 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

2 bed apartment:

1st floor

South-facing

Living areas : 59.5 m<sup>2</sup>

(open-plan lounge/kitchen 24.5m<sup>2</sup>, bedrooms  
11.7m<sup>2</sup> + 9.5m<sup>2</sup>)

Total indoor area : 61.45 m<sup>2</sup>

Balcony : 3.9 m<sup>2</sup>

A parking space in the basement is included.

Some apartments available with a garden or a cellar.

Estimated dates :

- Reservations: open now

- Delivery: 2nd quarter 2025

More than half of the Lots are reserved already, this  
is a very popular development....!!!

Reserve your new apartment now for just 500€!

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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