LEGGETT IMMOBILIER INTERNATIONAL

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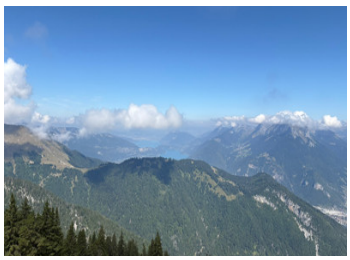
Ref: A46032LUB74

Price: 153 000 EUR

agency fees to be paid by the seller

New-Build Studio Apartment in Faverges-Seythenex, between Lake Annecy and the Alps



INFORMATION

Town:	Faverges-Seythenex
Department:	Haute-Savoie
Bed:	1
Bath:	1
Floor:	26 m2
Plot Size:	0 m2

IN BRIEF

This is an exciting opportunity to purchase a modern new-build studio apartment in Faverges-Seythenex, in the heart of the Sources du Lac d'Annecy region. Just a short walk from the town centre, the residence enjoys an exceptional setting between Lake Annecy and the surrounding Alpine mountains.

Set within landscaped grounds featuring a natural pond, the development offers a peaceful environment while remaining close to shops, restaurants, schools, amenities, the popular weekly market, and the cycle path linking Annecy and Albertville.

Designed to maximise natural light, the apartments feature large glazed openings, private parking, and, for most properties, a balcony, terrace, or garden. Prices start from €153,000 for a studio apartment, making these homes ideal as a main residence, holiday home, or investment property. Completion

ENERGY - DPE

DPE not required.

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.

International : +33 (0)5 53 60 84 88 France: 0033 (0)553 608 488 FAX: 0033 (0)553 566 257 *All prices include agency fees.
Leggett Immobilier 42 Route de Ribérac 24340 La Rochebeaucourt France Tel: 08 00 73 57 45 Email: info@leggett.fr

NOTES

DESCRIPTION

This attractive new residential development offers the opportunity to own a contemporary studio apartment in the thriving town of Faverges-Seythenex, perfectly positioned at the heart of the sought-after Sources du Lac d'Annecy region.

Nestled between the crystal-clear waters of Lake Annecy and the spectacular Alpine peaks, Faverges-Seythenex offers an exceptional quality of life where lake and mountain lifestyles combine seamlessly. The area is renowned for its natural beauty, outdoor activities, and excellent accessibility, making it a highly desirable destination throughout the year.

During the winter months, residents enjoy convenient access to some of the Alps' most renowned ski resorts. La Clusaz and Le Grand-Bornand can be reached in approximately 45 minutes, while several of the largest ski areas in the world are accessible within an hour. In summer, the region becomes a paradise for outdoor enthusiasts, offering hiking, cycling, mountain biking, climbing, and world-famous paragliding. Lake Annecy provides an idyllic setting for swimming, paddleboarding, sailing, and a wide range of watersports.

The residence enjoys a privileged location within walking distance of Faverges-Seythenex town centre. Local shops, cafés, restaurants, schools, healthcare facilities, and everyday amenities are all easily accessible on foot. The town's popular weekly market, well known throughout the region, further enhances the appeal of this vibrant community. Residents also benefit from direct access to the cycle route connecting Annecy and Albertville.

Set within carefully landscaped grounds, the development incorporates a natural pond that contributes to the site's biodiversity while creating a peaceful and attractive living environment. The...