

Rennes city centre on the banks of the Vilaine . Very nice new 3 bedrooms flat. DELIVERY 2T2026



INFORMATION

Town:	Rennes
Department:	Ille-et-Vilaine
Bed:	3
Bath:	2
Floor:	94 m2
Outside Space:	13 m2



N° LOT	TYPE	NIVEAU	CAGE
101	T4	R+1	A

PLAN SYNOPTIQUE



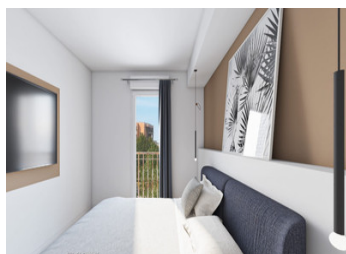
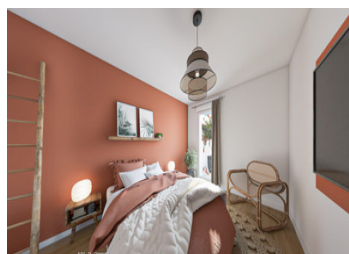
Entrée	4.80 m²
Séjour - cuisine	29.26 m²
Dgt + Pl.	12.07 m²
WC	1.91 m²
SdB	5.09 m²
Ceiller	0.74 m²
Chambre 1	11.98 m²
Dressing	3.05 m²
SdE	2.72 m²
Chambre 2 + Pl.	9.87 m²
Chambre 3 + Pl.	9.67 m²
Bureau / dress.	3.13 m²
SURFACE HABITABLE TOTALE	94.29 m²
Terrasse	13.17 m²

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

Beautiful 94 m² flat with 13 m² terrace. 1st floor, south-west facing. The flat comprises an entrance hall of 4.80 m² with a large corridor and cupboard of 12 m², separate WC, bathroom, storeroom, shower room, dressing room, 3 bedrooms and living room with kitchen opening onto terrace. Covered parking in the basement.

SURFACES

Entrance hall 4.80 m²

Living room - kitchen 29.26 m²

Dgt + Pl. 12.07 m²

WC 1.91 m²

Bathroom 5.09 m²

Storeroom 0.74 m²

Bedroom 1 11.98 m²

Dressing 3.05 m²

SdE 2.72 m²

Bedroom 2 + Floor 9.87 m²

Bedroom 3 + FLOOR 9.67 m²

Office / dress. 3.13 m²

Terrace 13m²

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

NOTES