Ref: A24240CAF01

Price: 259 000 EUR

agency fees to be paid by the seller

Sunny ground floor two bedroom new build apartment with large outdoor space, balcony and garden for sale.



INFORMATION

Town: Trévoux

Department: Ain

Bed: 2

Bath: 2

Floor: 62.89 m2

Outside Space: 69 m2





IN BRIEF

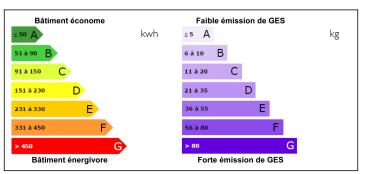
Situated at the entrance to the Dombes and Grand Lyon a high quality 2 bedroom newbuild apartment for sale in Trévoux. This ground floor apartment boasts a large balcony and a garden, a garage, and a storeroom Delivery date: Third trimester 2024.







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.





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DESCRIPTION

Layout

Living room/kitchen/hallway/entrance: 25.91m2

Bedroom 1 : 11.50m2 Bedroom 2 : 12.07m2 Bathroom : 4.90m2

Shower room/WC: 3,37m2

WC : 2.53m2 Pantry : 2.61m2

Total living space: 62,89 m²

Balcony: 22.83m2 Garden: 46.25m2

Total outdoor space: 69.08m2

Trévoux is the historic capital of the Dombs with a fortified castle and preserved town centre. There are all the amenities for modern life from shopping, in the supermarket or in the outdoor market, to playing sports, enjoying the parks, and walking along the banks of the Sâone, with plenty of cafes and restaurants along the way to sit and people watch, enjoy the scenery and relax in the calm atmosphere of this lovely historic town. The development is within walking distance of schools, the nearest bus stop, and the riverside.

Location

7km from the TER Gare d'Anse 10km from Villefranche sur Saône 25km from Lyon 42km from Lyon Saint Exupéry International airport.

THE DEVELOPMENT

A small low-rise development of 4 building all orientated to make the most of the natural light, each apartment has its own private outdoor space; balcony and/or garden and parking space.

LIST OF OPTIONS AVAILABLE:

Ikm from the centre of Trévoux

There are other options available two bedroom and three bedroom apartments prices range from 235,000 euros to 356,000 euros. Please ask for further information.

NOTES