



## Duplex Apartment in Heart of Town



### Agenten-Info

Name:	David Evans
Name der Firma:	Cle France Ltd
Land:	Vereinigtes Königreich
Erfahrung seit:	
Art der Dienstleistung:	Immobilien verkaufen
Spezialgebiete:	
Art der Immobilie:	Wohnungen, Häuser
Telefon:	+44 (1440) 820-358
Sprachen:	English, French
Webseite:	<a href="https://clefrance.co.uk">https://clefrance.co.uk</a>

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 230,343.23

#### Standort

Land:	Frankreich
Staat/Region/Provinz:	Pays de la Loire
Stadt:	Rezé
Postleitzahl:	44400
Veröffentlicht:	03.03.2026

#### Beschreibung:

**REDUCED in price** - Don't miss the opportunity to discover this 3-bedroom duplex apartment in the Maison Radieuse in Reze, nestled within a 6-hectare wooded and listed parkland. The apartment comprises an entrance hall, an open-plan kitchen, and a dining room. On the lower level: a landing, a shower room, a toilet, three bedrooms, and two loggias.

This property is subject to co-ownership regulations.

Number of units: 292.

Annual co-ownership charges (average annual amount, seller's share of the provisional budget): €3,000.  
No legal proceedings are currently underway.

The Loire Atlantique department is part of the Pays de la Loire region and, not surprisingly, is named after the Atlantic and the Loire; the coastline and the principal river.

Loire-Atlantique has the lowest altitude of any region in France with an average of only 1.15m. It has no



less than 130 kms of marvellous coastline comprising mainly of beautiful sandy beaches. Between the so-called Cote de Jade and Cote d'Amour, you will find many seaside resorts such as Le Pouliguen, La Baule and Pornichet. The lakes around Briere and the oyster-farming ports are typical of the region and the famous salt lakes of the medieval town of Guerande are well-known for producing the famous Guerande - Fleur de Sel.

Hiking tracks give the opportunity to discover the history that punctuates the landscape and the towns are full of heritage such as the stunning chateau of Ducs de Bretagne in Nantes.

The port of La Turballe is famous for sardine fishing, Batz-sur-Mer for its surfers and La Briere for its 3,000 thatched cottages.

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We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

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Zustand: Gut

### Allgemein

Schlafzimmer: 3  
Badezimmer: 1

### Mietbedingungen

Verfügbar ab:

### Kontaktinformation

IMLIX ID: IX8.229.943

