



Apartment with Large Terrace, Balcony



Информация об агенте

Название:	David Evans
Название компании:	Cle France Ltd
Страна:	Великобритания
Experience since:	
Тип услуг:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Телефон:	+44 (1440) 820-358
Languages:	English, French
Веб-сайт:	https://clefrance.co.uk

Детали объявления

Недвижимость:	На продажу
Цена:	USD 377,503.24

Местоположение

Страна:	Франция
Область:	Бретань
Город:	Ренн
Почтовый индекс:	35000
Добавлено:	03.11.2025
Описание:	

For Sale, in the Madeleine district - T4 apartment with a surface area of 78 m2, on the ground floor, south exposure, located in a recent building from 2020 in the family district of Madeleine, quiet, sought-after area, close to the city center of Rennes, shops and transport, schools. The apartment is modern, bright with beautiful volumes and high ceilings.

The DPE is in B.

The apartment has an entrance with cupboard, hallway, the bright space of the living room and dining room with south exposure, the recent fitted kitchen, very functional, laundry room / pantry, bedroom adjoining the living room which can be used as an office, access to the 19 m2 terrace. The two other bedrooms are on either side of the bathroom which is recent, suspended and separate toilets.

The layout of the rooms is optimised, the floor, the joinery are of quality.

The condominium charges include - maintenance of the common areas, heating, hot water, and rental of water meters.



The DPE is in B.

Two parking spaces are sold in the lot.

Apologies for the triangle overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

The department of Ile-et-Vilaine is the oldest in Brittany with gentle rolling countryside, forests, dunes and marshes to the north. The English Channel is to the north, Lower Normandy to the east, Pays de la Loire to the east and south, Morbihan and Cotes-d'Armor to the west.

Ile-et-Vilaine's coastline heads westward from Mont-Saint-Michel to an estuary 5 miles west of Dinard and includes the rocky Cote d'Émeraude and the Rance River estuary where the towns of Saint-Malo and Dinard are located.

Rennes, the department's capital, is located centrally and is situated on the Ile et Rance Canal which connects the north flowing Rance river with the Vilaine river that flows south-westerly into the Atlantic.

Oysters are still cultivated along the coast near Cancale but as the fishing industry has declined, the coastal resorts have become important tourist destinations.

Also, don't forget to visit the Saturday morning market in the medieval town of Fougères.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

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.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit www.clefrance.co.uk



Общие

Спальни:	3
Ванные комнаты:	1
Площадь участка:	19 кв м

Room details

Indoor Features:	Fitted kitchen
------------------	----------------

Utility details

Heating:	да
----------	----

Lease terms

Date Available:	
-----------------	--

Contact information

IMLIX ID:	IX7.787.855
-----------	-------------

