

Luxury new build apartment for sale in ideal Aix Les Bains location with balcony and private parking



## INFORMATION

Town:	Aix-les-Bains
Department:	Savoie
Bed:	1
Bath:	1
Floor:	41.59 m2
Outside Space:	5 m2

## IN BRIEF

Ideally situated in the centre of Aix Les Bains, this high quality one bedroom apartment comes fully furnished and also features a balcony and private parking.

Delivery is due in 2025



## 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.

## DESCRIPTION

Apartment ref: A118

Entrance hall with built in storage  
Large open plan kitchen and living space of 24.67m<sup>2</sup>  
Bedroom 11.39m<sup>2</sup>  
Bathroom 5.53m<sup>2</sup>

All the apartments are finished with the following high standards:

Fully furnished and equipped apartments  
Built in storage  
Underground parking  
Bike storage  
Secure residence with video intercom

The Region:

## LOCAL TAXES

Taxe habitation: EUR

## NOTES

A spa town renowned for its idyllic setting, Aix-Les-Bains is beautiful, charming and timeless. Bordered by the waters of Lac du Bourget, the town often referred to as the Riviera of the Alps has incredible assets to guarantee you an enchanting future in one of the most sought-after areas in the Savoie.

Ideally located between Annecy and Chambéry, at the crossroads of the Lyon-Turin and Geneva-Grenoble transport routes, Aix-les-Bains is an attractive area with easy access and great transport links.

Steeped in Art and History, Aix-Les-Bains boasts a rich cultural and natural heritage. Aix-Les-Bains is also a great place to live, rest and relax. The town's tourist appeal is linked to the lake, making it possible to enjoy a wide range of water sports. Nearby, Mont Revard offers mountain bike trails, downhill and cross-country ski runs.

Transport/Access:

TGV Station – 1.6km  
Chambery Airport – 7.8km