

Ferney, just next to Geneva, new 3 bedroom apartment of 78m2, 2 bathrooms, balcony, garage parking



INFORMATION

Town:	Ferney-Voltaire
Department:	Ain
Bed:	3
Bath:	2
Floor:	78 m2
Outside Space:	6 m2



IN BRIEF

Just on the boarder with Geneva, new built apartment to be delivered second trimester 2025. There are T2 , T3, T4 and T5 apartments still available.

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

T4 of 78,20 m², 3 bedrooms, 2 bathrooms, on the first floor, orientation South/West. Balcony 5,80 m², cave, 0,80 m². Entrance 5,20 m²; salon+ kitchen 28,50 m²; first bedrooms 3.60 m²; second bedrooms 9 m²; third bedrooms) m²; shower room 2 m²; bathroom 4,60 m², WC, 2,10 m², storage room 4,20 m².

box for car is included

Ferney-Voltaire's strategic location near the Swiss border also allows for easy access to Geneva and its international amenities, making it an ideal choice for those seeking a peaceful and culturally enriched living experience with convenient access to cosmopolitan opportunities. The town's quaint atmosphere, coupled with its historical significance and natural beauty, makes Ferney-Voltaire an appealing destination for those looking to embrace a harmonious blend of heritage and modernity.

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

NOTES