

An off plan 3 bedroom apartment for sale in the spa town of Thonon les Bains, with private parking and balcony



## INFORMATION

Town:	Thonon-les-Bains
Department:	Haute-Savoie
Bed:	3
Bath:	2
Floor:	108.61 m2
Outside Space:	33 m2

## IN BRIEF

This new build apartment is light and airy with a completion date scheduled for the end of June 2025 so is soon ready to move in. With 3 bedrooms it is ideal for a family home or in a great location for an investment or rental property. Geneva is in close proximity and Lausanne can be reached using the ferry service.

There are only a few remaining apartments in this developments, contact us now for further information.



## 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

Lot A304

Entrance hall with dressing room/ storage to one side

Open plan living room and kitchen with access on 2 sides to the wraparound balcony

Laundry room

Bedroom 3 with en suite shower

Bedroom 1 and 2 with access onto a further balcony

The development is made up of 3 low rise buildings set in a peaceful location. There is public transport just outside the building and local schools and shops are nearby.

Geneva International airport - 48km

Thonon train station - 9 minutes drive

Port for the ferry to Lausanne - 9 minutes.

## LOCAL TAXES

**Taxe habitation:** EUR

Between the mountains and Lake Geneva, Thonon offers something for you all year round. From skiing at Chatel or Avoriaz to lake based activities in the summer or walking in the mountains. Perfect for those seeking a healthy lifestyle.

-----

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

## NOTES