

[Click to view MFH-DIN12361-SP](#)

## Apartment for sale in Saint Malo in Brittany

**Saint Malo , Ille-et-Vilaine , Brittany**



**€324,725**

**inc. of agency fees**

**1 Beds      1 Baths      71.46 sqm**

SOLE AGENCY: Located in a quiet residential street in an ancient quarter of St Servan district, within walking distance of all of it's amenities, shops,...

### At a Glance

**Reference** MFH-DIN12361-SP

**Near to** Saint Malo

**Price** €324,725

**Bed** 1

**Bath** 1

**Hab.Space** 71.46 sqm

**Pool** No

**Land Tax** N/A

### Property Description

SOLE AGENCY: Located in a quiet residential street in an ancient quarter of St Servan district, within walking distance of all of its amenities, shops, restaurants, bars and twice weekly market and within easy walking distance of the towns ferry port and its historic centre 'Intra Muros', this recently refurbished and redecorated duplex apartment would make an ideal 'first time buy' permanent residence or a perfect 'lock-up and leave' holiday home. This duplex apartment occupies the first and second floor and forms part of a small co-ownership which is professionally managed. The apartment is double glazed throughout, benefits from gas powered central heating and hot water and enjoys many original features including a wonderful double aspect open fireplace to the kitchen / diner and living room. Accessed by a secure gated communal courtyard and by an original oak staircase the light and bright accommodation comprises, on the first floor, a spacious open plan fitted kitchen / diner (equipped with cooking hob and dishwasher and living room with feature fireplace and exposed beams and a laundry room with WC. A newly installed space saving staircase provides access to the second floor which comprises a master bedroom with vaulted ceiling and exposed beams, an office / second (single) bedroom with mezzanine area above and a large inter-connected bathroom with bath, separate shower and WC. The apartment benefits from the use of a small outside storage shed ideal for a bicycle. A well located apartment with lots of character and priced to sell. (4.75 % fees incl. VAT at the buyer's expense.)

Condominiums of 17 units (No proceedings in progress).

Annual expenses : 1055 euros.

### Summary

Property type:	Apartment
Bedrooms:	1
Bathrooms	1
Price	€324,725

### Key Information

Internal Area:	71.46 sqm
----------------	-----------

### Location: Brittany



## Gallery









As Featured in



Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

0845 123 5885 (UK only local rate ) / +44 (0) 113 216 4066,

or email us at **[bonjour@my-french-house.com](mailto:bonjour@my-french-house.com)**.

To see more great properties like this one, visit our daily updated website at **[www.my-french-house.com](http://www.my-french-house.com)**.

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2025 my-french-house.com All Rights Reserved