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## 2 bedroom New Build in Alpes-Maritimes

Valbonne , Alpes-Maritimes , Provence-Alpes-Cote d'Azur



**€399,000**

inc. of agency fees

2 Beds

61 sqm

An Intimate Setting In Valbonne  
The New Development In  
Valbonne Stands Out For Its  
Resolutely Intimate Character.  
Made Up Of Two Buildings...

### At a Glance

**Reference** MFH-  
PROAN3102977

**Bed** 2

**Near to** Valbonne

**Pool** No

**Price** €399,000

**Hab.Space** 61 sqm

**Land Tax** N/A

### Property Description

## AN INTIMATE SETTING IN VALBONNE

The new development in Valbonne stands out for its resolutely intimate character. Made up of two buildings on a human scale, this residence is nestled in an enchanting natural setting, offering a haven of peace and serenity to its residents. The preserved and green environment creates an ideal living environment for those seeking tranquility and the charm of nature.

## LOCATION AND ACCESSIBILITY

The new development close to the center is ideally located a few minutes from the center of Valbonne. This strategic location allows you to benefit from all urban amenities while enjoying a natural setting. Close to shops, schools and essential services, this residence offers optimal accessibility for an easier daily life.

## ELEGANT DESIGN AND ARCHITECTURE

The new development in Valbonne presents an elegant architecture with plans optimized down to the smallest detail. The buildings, designed on a human scale, ensure a friendly and welcoming atmosphere. Each apartment has a large living room extended by a beautiful terrace or a private garden, thus offering a pleasant outdoor living space to enjoy the beautiful sunny days.

## BRIGHT AND SPACIOUS HOUSING

The apartments in the new development near the center vary from 2 to 3 rooms, all bathed in light thanks to a favorable exposure. The large bay windows let in abundant natural light, creating bright and warm living spaces. These homes are designed to maximize comfort and habitability, offering open and functional spaces.

## QUALITY SERVICES

The new development in Valbonne offers careful services, ensuring optimal comfort on a daily basis. The high-quality materials and impeccable finishes demonstrate attention to detail and a desire to provide an exceptional living environment. Every aspect of the residence is

designed to offer well-being and serenity to its residents.

Don't miss this unique opportunity to live or invest in one of the most beautiful regions of the Côte d'Azur. Contact our advisors now to find out more and make your real estate project in Valbonne a reality.

### New construction advantages

All new maintenance-free constructions come with a ten-year warranty, flexible payment terms, guaranteed delivery, an energy-efficient construction RT2020, capital gain after delivery, and optional layout and finishing adjustments when you reserve on time.

A French notary supervises the purchase, and you have our guidance until delivery. We present different sizes to each new construction project to give you an idea of the price range. Contact us to get the project brochure and to learn about the latest availability!

### Summary

Property type:	New Build and Off-Plan
Bedrooms:	2
Price	€399,000

### Key Information

Internal Area:	61 sqm
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**Location: Provence-Alpes-Cote d'Azur**



## Gallery



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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**.

To see more great properties like this one, visit our daily updated website at **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**



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