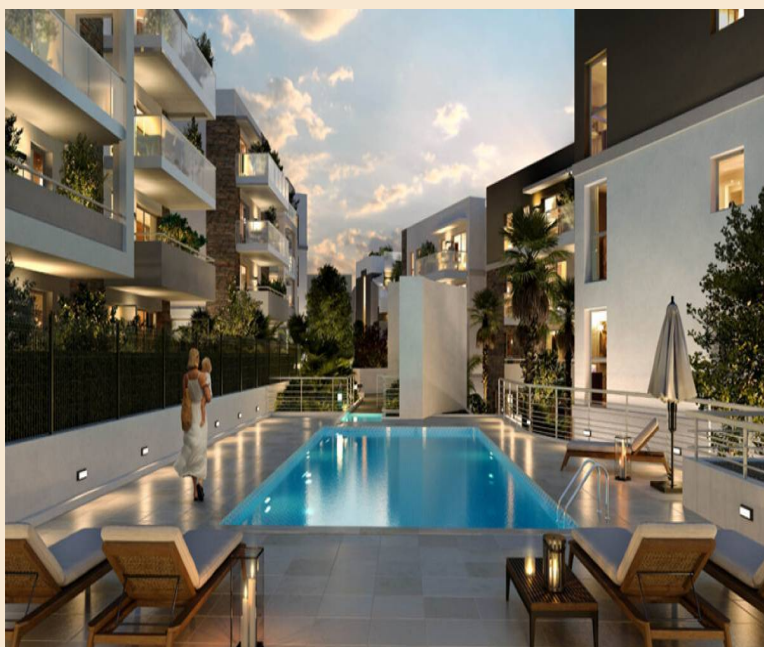


[Click to view MFH-PROAN3338322](#)

## 2 bedroom New Build in Alpes-Maritimes

Saint Laurent du Var , Alpes-Maritimes , Provence-Alpes-Cote d'Azur



**€511,800**

inc. of agency fees

2 Beds

67 sqm

Area And Location Located In A Charming Residential Area In Saint-laurent-du-var, This New Residence Near The Town Center Offers A...

### At a Glance

**Reference** MFH-  
PROAN3338322

**Bed** 2

**Near to** Saint Laurent du  
Var

**Pool** No

**Price** €511,800

**Hab.Space** 67 sqm

**Land Tax** N/A

### Property Description

## AREA AND LOCATION

Located in a charming residential area in Saint-Laurent-du-Var, this new residence near the town center offers a privileged living environment, just a 7-minute walk from the city center. This exceptional location allows you to fully enjoy city life while living in a peaceful environment.

## ENVIRONMENT

The neighborhood offers easy access to all amenities. Just a short walk from the residence, you'll find small shops, a supermarket, a daycare, a preschool, and even a middle school. The Cap 3000 shopping center is just 2 km away, offering a wide variety of boutiques and restaurants. Nature lovers will also appreciate the proximity of the Mediterranean Sea, just a 7-minute bike ride away.

The new residence in Saint Laurent du Var is ideally served in terms of mobility, with bus stops nearby and the train station, soon to be served by tram line 4 starting in 2026, as well as quick access to the A8 motorway.

## QUALITY CONTEMPORARY ARCHITECTURE

This new residence near the city center stands out for its high-quality contemporary architecture. It offers an elegant and functional living environment that will satisfy even the most demanding customers.

## ACCOMMODATION AND AMENITIES

This residence offers new apartments ranging from 2 to 4 rooms. Each unit is designed to provide maximum comfort and well-being to its residents. In addition, many units feature balconies, private gardens, and a shared garden and swimming pool in the heart of the wooded island for relaxation and conviviality.

## AN IDEAL LIVING ENVIRONMENT CLOSE TO EVERYTHING

In short, this new residence in Saint Laurent du Var near the city center represents the

perfect opportunity to live in an exceptional living environment, combining modern comfort with proximity to the city center and the Mediterranean. Don't miss this opportunity to live in a pleasant and practical residential environment.

#### 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	€511,800

### Key Information

Internal Area:	67 sqm
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**Location: Provence-Alpes-Cote d'Azur**



## Gallery





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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**



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