

Newbuild 3 bedroom duplex apartment for sale in Briançon with 2 parking places and large terrace



INFORMATION

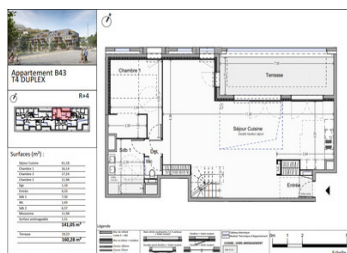
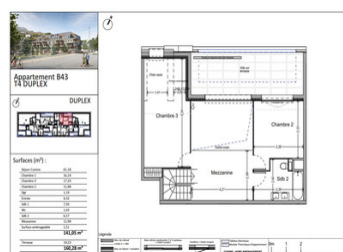
Town:	Briançon
Department:	Hautes-Alpes
Bed:	3
Bath:	2
Floor:	141.05 m2
Outside Space:	19 m2

IN BRIEF

An exclusive new residence of apartments ranging in size from 1 to 5 bedrooms. Prices start at 189 000€ and all include parking and a balcony to make the most of the outstanding views.

This is a spacious duplex apartment with large open plan living area and a generous terrace offering breathtaking mountain views.

Delivery date 09/2027.



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

Apartment (B43) is a 3 bedroom duplex on the 4th/5th floor of five of L'Orma Residence. It will have a north west aspect which offers amazing views. An open plan living room and kitchen of 61 m2 opens on to the 20m2 balcony. There are 2 bathrooms and plenty of space with a mezzanine area and open double height ceiling in places.

The residence is a 5 minute walk from the Prorel Telecabine which gives access to the rest of the Serre Chevalier Ski Domain.

Briançon is a picturesque alpine town located in the Hautes-Alpes department of southeastern France, near the Italian border. As one of the highest cities in Europe, sitting at an altitude of approximately 1,326 meters (4,350 feet), it offers stunning views of the surrounding mountains and serves as a gateway to the Serre Chevalier ski resort. The town is renowned for its well-preserved Vauban fortifications, which are recognized as a UNESCO World Heritage Site, showcasing its historical significance as a strategic military outpost. With a blend of French and Italian cultural influences, charming narrow streets, and abundant opportunities for outdoor activities like skiing, hiking, and cycling, Briançon is a unique destination for history lovers and adventure seekers alike.

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

LOCAL TAXES

Taxe habitation: EUR

NOTES