

Buy Apartment 1 room(s) 24 m2  
Rennes (35000)

145 000 €  
63065-A001



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### Property presentation

ARSENAL REDON ? RENNES ? South-facing studio apartment, 24 sqm ? 4.30 sqm terrace ? garden level.

In a contemporary RE 2020-compliant residence, ideally located just a few minutes from shops, everyday amenities, Centre Colombier and the Mabilais district, close to the high-speed train station, the historic city centre and the Vilaine riverbanks. Metro line B is around a 10-minute walk away and a bus stop at the foot of the residence provides quick access to the entire metropolitan area.

This south-facing garden-level studio of 24.03 sqm features an entrance hall, a bright living room with fitted kitchenette opening onto a 4.30 sqm terrace, a shower room with toilet, a built-in cupboard and a washing-machine connection.

Developer's price ? reduced notary fees. Information on the natural and technological risks to

which this property is exposed is available on the Géorisques website:  
[www.georisques.gouv.fr](http://www.georisques.gouv.fr). (Neighbourhood illustration ? non-contractual image)  
Condominiums of 35 units. Annual expenses : 432 euros.

#### Further information

- Reference : 63065-A001
- City : Rennes
- Rooms : 1
- Shower rooms : 1
- Restrooms : 1
- Kitchen : Aménagée
- Floor : 0
- Levels : 1
- Surface : 24m<sup>2</sup> \*
- Heater : CollectifComptageIndividuel, chauffageUrbain, Radiateur
- Sanitation : Tout à l'égout
- Facilities : Elevator - Balcony
- Exposure : Sud
- Price : 145 000 €

#### Energy expenditure

