

Superb four bedroom apartment for sale in the dynamic new **Brazza** district in **Bordeaux**



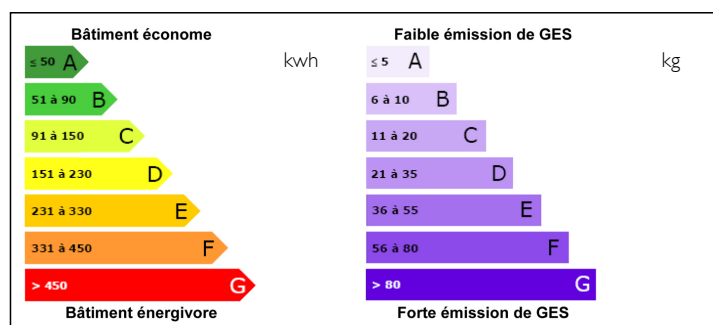
## INFORMATION

Town:	Bordeaux
Department:	Gironde
Bed:	4
Bath:	2
Floor:	98 m2
Outside Space:	13 m2

## IN BRIEF

Superb T5 in a New York style building composed of 4 bedrooms, 2 bathrooms with WC, and excellent quality fittings. A loggia allows you to take full advantage of the view of the river Garonne and the Cité du Vin, located on the opposite bank. Each accommodation has a car park. 60 apartments spread over 7 floors, facing the Chaban-Delmas bridge. Others T5 are available, do not hesitate to contact me for more information.

## ENERGY - DPE



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

Discover this new New York style residence on the right bank of the river Garonne. A true city within the city, Brazza provides for the development of multiple economic activities, cultural and sports facilities in a green setting designed for the well-being of its inhabitants. In the immediate vicinity of the Chaban-Delmas bridge, facing the future Cité des Civilisations du Vin and at the center of Bordeaux's sustainable development arc, the L'Atelier residence erects its facades inspired by New York buildings and offers through apartments. In a neighborhood sought after by young working people and families, the address promises great prospects for development.

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

## NOTES