

## Deauville (Normandy)

### Calvados 14

Price : **From 144 000 Euro**

Delivery date : **First trimester 2014**

Type : **Apartment**





## Description

One of the most expected bare ownership development! to be released in April 2012. Contact us if you wish to be part of the first to be informed.

Located in the heart of Normandy, between the sea and the countryside and only at two hours from Paris, Deauville, is a seaside resort with an international reputation. For a long time dedicated to the tourism, Deauville has managed to develop harmoniously, preserving its heritage, while at the same time keeping up with an ever-changing tourist sector.

Rendezvous of elegance and *art de vivre*, Deauville promises visitors a complete change of scenery, with its fine sand beach, boarded by colourful sun umbrellas and its famous Promenade, and its many turn of the century villas. In this scenery, favourable to the well being and to the relaxation, Deauville also offers a wide range of leisure facilities (casino, thalassotherapy spa, golf, sailing, horse riding, shopping...), as well as many cultural and events throughout the year.

Deauville and riding are like Deauville and the sea: inseparable. With its two racecourses and training centre, soon to be joined by an equestrian complex, the town is tightly bound to horses and equestrian events and activities, such as racing, jumping, horse auctions, polo, international meetings, traditional carriages, and unforgettable rides on the beach.

In addition, the town hosts a dozen other diverse events throughout the year. From cinema, with its *Asian and American Film Festivals*, to music, with its *Easter Festival*, *Musical August* and *Swing'In Deauville*, not to mention its *Books & Music Fair*, *Deauville International Week* (sailing), *World Bridge Festival*, *Paris Deauville Vintage Car Rally*, *Women's Forum* and *Noël au Balcon* (street art festival), or more recently the *Omnivore Food Festival*... Deauville warmly welcomes the entire world!

Deauville is active all year round thanks to a harmonious balance between leisure and business tourism. Its convention centre, the Deauville International Centre, allows for the organization of international conferences and events, as well as more intimate business meetings.

With the largest marina in the Calvados department and the second largest of the Basse Normandie region after Cherbourg, Deauville's **two ports** one municipal and one private can harbour up to 1,250 boats. But Deauville is not only a tourist destination for yachtsmen: it's also an indispensable stop on **many regional, national and international sailing competition circuits**, and the Deauville Yacht Club, the town's sailing school, organizes dozens of regattas.

### Investment facts

- Property price (average & overall surface area) without parking is 5980€/m<sup>2</sup>
- Bare property price (average & overall surface area) without parking is 3588 €/m<sup>2</sup>
- Purchase price bare property: 60% of its value
- Term of lease: 15 years
- Notary fees: reduced and calculated on the bare property price

### Access

- By plane : International Airport Deauville/Normandie - 8km
- By train : Train station 1.4km (daily train to Paris 2h)
- By road : Motorway A13 to Paris ( 195km)
- By boat: Daily crossing from Portsmouth to Caen