



NATURE & RÉSIDENCE
Your key to a better lifestyle

HOLIDAY RESORTS AND VILLAGES

EDITORIAL



EDITORIAL

“ We are past masters in outdoor accommodation and property development, boasting over ten years’ experience in designing and developing Holiday Resorts and Villages in some of France’s most scenic regions. We are acknowledged in the wider industry as the French specialists in the field of holiday homes available on a freehold basis. I’m passionate about promoting the Holiday Resorts and Villages concept - a terrific idea that deserves to be far better known. I also place great importance on offering top quality advice and support that’s carefully tailored to individual future owners. Each client is unique, which is why we give them a large degree of choice as regards plots and chalet designs. The Nature & Résidence team has chosen a number of high-quality, French-made chalet designs. Our designs are based on very environmentally-friendly wooden frame construction methods. For our clients’ peace of mind, we oversee every phase of the process – from the initial sale, through to the chalet’s installation on the site (including all interior fittings and equipment) and after-sales service. The building warranty that comes with every chalet bears testament to the confidence we have in our ability to offer you holiday homes that are ready to live in and which will stand the test of time ”

Luis DO SOUTO
CEO, Nature & Résidence

OUR STORY & our developments

With Nature & Résidence, live life differently

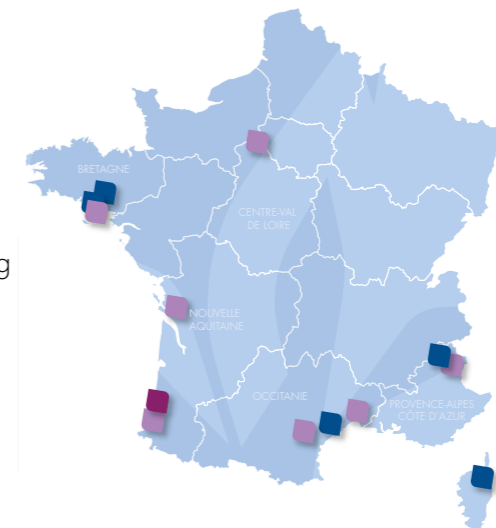
We’ve all dreamt of owning our own holiday home – somewhere that’s airy, comfortable and set amidst beautiful countryside. Well, now you can! Nature & Résidence has successfully developed a number of Holiday Resorts and Villages: an ideal solution in the shape of great value, eco-friendly, modern chalets in a secure complex that’s open all year round, boasting numerous top-of-the-range facilities and services.

“ Whether you see it as a holiday home, a buy-to-let investment or as part of your retirement plan, a Holiday Resort and Village property is a supremely versatile asset! ”

2009

NATURE & RESIDENCE IS BORN

Specialists in designing and fitting out Holiday Resorts and Villages.



2018

- Seven Holiday Resorts and Villages constructed to date
- Five Holiday Resorts and Villages currently under development
- Seven new developments under consideration

OUR TEAM



Founded by Luis Do Souto, Nature & Résidence has a crack team of highly-experienced professionals specialized in the fields of tourism, outdoor accommodation and property development. In 2018, the company completed its tenth Holiday Resort and Village, meaning that over 500 chalets have now been sold.

OUR CONCEPT: The Holiday Resort and Village

For short holidays or longer stays, at any time of year: the choice is yours

In a Holiday Resort and Village, you own both your chalet and the plot on which it's built. This purchase is confirmed by means of notarized deeds. Each property has its own terrace and garden and owners have access to all the development's communal facilities.



Choose your own chalet and site

Choose your site, then pick a chalet that's just right for you from a range of different models (35 to 70m² surface area). Your new turnkey home is 100% hassle-free – it's ready for you to walk into and settle down!



Pure pleasure!

The Holiday Resort and Village has the feel of a real community – and top-quality services to boot. Everything has been done to ensure your comfort and peace of mind. Nature & Résidence also offers a property lettings management service and the



Go on holiday as often as you like!

Every one of our Holiday Resorts and Villages is open all year round. You can live in your chalet – or rent it out – for as long as you want.

7 KEY ADVANTAGES

- ▶ Your turnkey chalet is ready for you to move in straightaway and is accessible all-year round
- ▶ You own the plot as well as the chalet
- ▶ Eco-friendly chalet design
- ▶ Building warranty
- ▶ Beautiful natural setting
- ▶ Great value for money and an excellent long-term investment
- ▶ Tax-efficient way of buying property

“At Nature & Résidence, every client is unique”



7 COMMUNAL FACILITIES

- ▶ On-site security and caretaker all-year round
- ▶ Well-maintained communal areas and green spaces
- ▶ Covered, heated swimming pool
- ▶ Concierge service (optional extra)
- ▶ Property lettings management service (occasional rentals) or furnished non-commercial rental property rentals (LMNP* - for non-resident owners) (optional extra)
- ▶ Children's play area
- ▶ Function room



Make the most of a tax-efficient solution

For tax purposes, your chalet is classed as an 'habitation légère de loisirs'. This means you'll pay taxe foncière (property tax) and taxe d'habitation (council tax) at a lower rate. Your property is yours to assign or transfer to another should you so wish and is eligible for certain tax breaks through the LMNP/ LMP* scheme.

* LMNP Location Meublée non-professionnel (furnished non-commercial rental property)

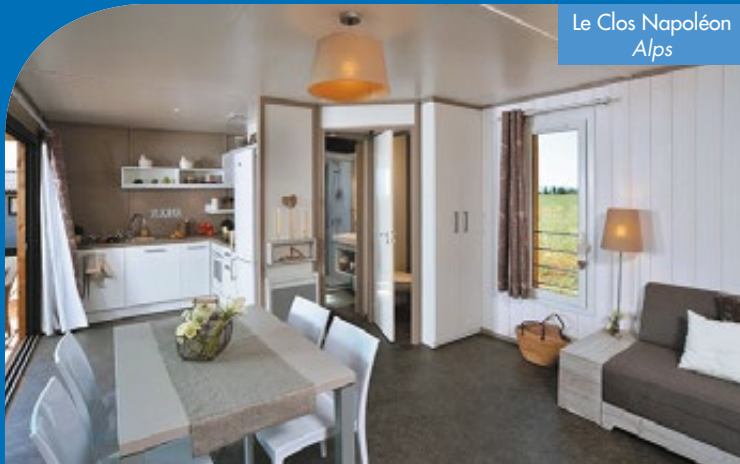
OUR NETWORK of partners

As a member of the UNAM (an association of property development professionals), Nature & Résidence is able to tap into a network of highly-experienced and extremely reliable partners including: Premier Plan building and development surveyors, Chalets Fabre and Espace Industrie. Where possible, Nature & Résidence works with firms and skilled tradespeople based in the local area.





Le Domaine du Téo
Brittany



Le Clos Napoléon
Alps



Casa é Natura - Corsica



Le Domaine de la Grenatière
Occitania



NATURE & RÉSIDENCE
Your key to a better lifestyle

34B route de Pitoys - Résidence Saltoki - 64600 ANGLET - FRANCE

WWW.NATUREETRESIDENCE.COM

contact@natureetresidence.com