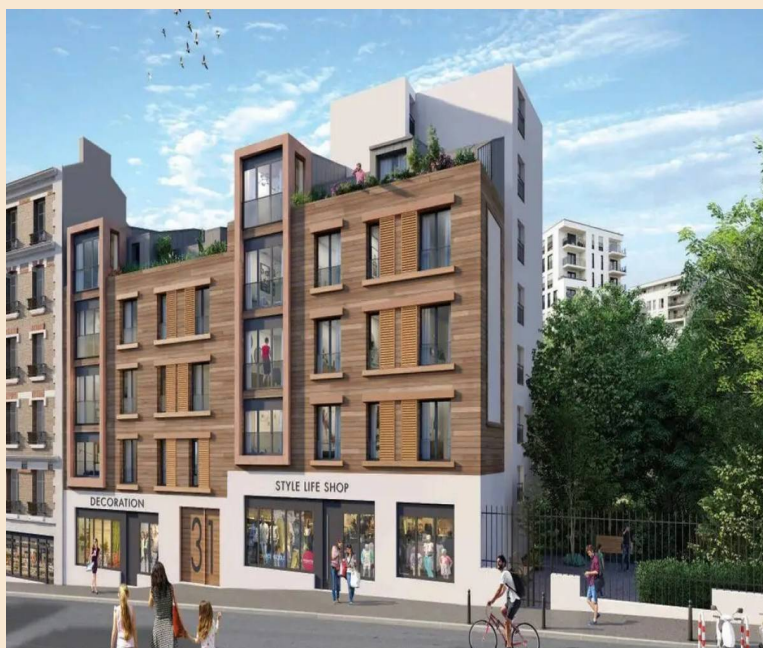


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3 bedroom New Build in Paris

Paris , Paris , Ile-de-France



€1,250,000

inc. of agency fees

3 Beds 2 Baths 130 sqm 10 ha

This New Program Is In A Quiet And Trendy District Of Paris And Only 100 Meters From The Parc De Belleville. You Will Be Won Over...

At a Glance

Reference MFH-
PROAN3098251

Bed 3

Land 10 ha

Near to Paris

Bath 2

Pool No

Price €1,250,000

Hab.Space 130 sqm

Land Tax N/A

Property Description

This new program is in a quiet and trendy district of Paris and only 100 meters from the Parc de Belleville. You will be won over by this lively place, its village spirit and its entertainment

cultural - Street Art street - and sports. At the foot of the residence, you will enjoy a

shopping street and direct access to beautiful green spaces.

In a naturally peaceful setting, this district has all the amenities necessary for daily life: food shops, nurseries, schools and high schools, parks and public transport.

The Couronnes and Ménilmontant metro stations on line 2 as well as several bus lines are located in the immediate vicinity.

You will also enjoy the famous Belleville market, known to be one of the largest and most diverse in the capital.

Close to nature and the city, this popular area of the 20th arrondissement offers a comfortable and pleasant living environment that will appeal to families as well as young professionals.

Paris - 20ème - New apartments near Parc de Belleville

The new program, a high-end achievement that is perfectly integrated into its environment, presents a contemporary architecture combining materials from the ecological sector, comfort and brightness. On four floors, the facade elegantly combines glass and wood while integrating beautiful light openings.

In order to be in osmosis with the surrounding greenery, the terraces have received a plant treatment. The bay windows accentuate the verticality of each facade. The residence has apartments from studios to 5 rooms offering beautiful living spaces. Loggias and terraces bring charm and brightness to your apartments.

On the ground floor, shops contribute to the liveliness of the neighborhood, making daily life easier for residents.

ENJOY TERRACES AND LARGE OPENINGS WITH VIEWS ONTO A QUIET STREET AND A WOODED PARK

SERVICES DESIGNED FOR YOUR COMFORT

Security

Armored landing door fitted with a 3-point A2p* security lock

Automatic lighting of the hall and landing circulation by presence detector

VIGIK keys to access the residence

Access to the residence controlled by digital code and videophone

Outdoor comfort

Metal exterior joinery

Entrance hall decorated by the architect

Green terraces

INTERIOR COMFORT

Home automation

Parquet in dry rooms

Tiling and earthenware in wet rooms

Equipped bathroom: vanity unit, mirror and wall light, heated towel rail

Wall-hung toilets

Double glazing and blackout by roller shutters

electric or motorized canvas blinds, depending on the rooms

Draw-off tap and light fixture for terraces

Heating by individual boiler

Closet and dressing space

Thermo-acoustic screed

Elevator, bicycle and stroller storage

Summary

Property type:	New Build and Off-Plan
Bedrooms:	3
Bathrooms	2
Price	€1,250,000

Key Information

Internal Area:	130 sqm
Land Area:	10 ha

Location: Ile-de-France



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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

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Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN



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