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Luxury apartment with elevator, view of the Quays

Gironde , Nouvelle Aquitaine



€787,000

inc. of agency fees

3 Beds

118 sqm

This 118m2 apartment combines elegance and modernity in the Chartrons district of Bordeaux. Completely renovated, offering great amenities, it is nestled on the second floor with elevator of a bourgeois...

At a Glance

Reference MFH-EAB1574EABX

Near to Bordeaux

Price €787,000

Bed 3

Pool No

Hab.Space 118 sqm

Land Tax N/A

Property Description

This 118m2 apartment combines elegance and modernity in the Chartrons district of Bordeaux. Completely renovated, offering great amenities, it is nestled on the second floor with elevator of a bourgeois building, and offers a majestic view of the banks of the Garonne. As soon as you enter, a refined atmosphere emanates from this space. The large living room, bathed in natural light thanks to large bay windows and impressive ceiling

height, constitutes the warm heart of this property. Fitted oak cupboards add a touch of sophistication while creating generous storage spaces. The kitchen, functional and modern, is accompanied by a practical laundry pantry which makes organization easier. This property has three spacious bedrooms, one of which has a private bathroom. A second bathroom with WC completes the ensemble. The apartment is equipped with a reversible air conditioning system, guaranteeing thermal comfort throughout the year, and adding a touch of modernity to this classic residence. A cellar on the ground floor completes the property. Possibility to rent parking nearby. The generosity of the volumes, the exceptional view and the privileged location are just some of the undeniable assets of this apartment to visit urgently. ENERGY CLASS: B/ CLIMATE CLASS: A. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between 550 and 800 euros. (EI)
Condominiums of 7 units (No proceedings in progress).

Summary

Property type: Apartment
Bedrooms: 3
Price: €787,000

Key Information

Internal Area: 118 sqm

Location: Nouvelle Aquitaine



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