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Bohemian chic duplex in Neuilly

Neuilly Sur Seine , Hauts-de-Seine , Paris Ile-de-France



€1,150,000

inc. of agency fees

3 Beds

96 sqm

In the heart of the Sablons district, close to Place Parmentier, shops and transport, this duplex crossing like a small house with a bohemian chic spirit of 96 m2 (94.15 m2 Carrez) is located on the 4th...

At a Glance

Reference MFH-PARIS5033

Bed 3

Near to Neuilly Sur Seine

Pool No

Price €1,150,000

Hab.Space 96 sqm

Land Tax N/A

Property Description

In the heart of the Sablons district, close to Place Parmentier, shops and transport, this duplex crossing like a small house with a bohemian chic spirit of 96 m2 (94.15 m2 Carrez) is located on the 4th and last floor without elevator of an old building.

This duplex opens onto an entrance which leads to a living room decorated with a Prussian fireplace and a functional wood stove, a kitchen with old terracotta tiles on the floor, a master bedroom with an office space as well as a bathroom. water with toilets.

From the living room the staircase leads us to the 3rd floor on a large landing of 8m² which can be used as a guest bedroom, office or TV room. It serves two bedrooms with cupboards of almost 13m² each, a large shower room (8.85m² Carrez) with an integrated laundry area and separate toilets.

The quality renovation, the parquet floors, the tiles, the exposed beams and the beautiful ceiling height of almost 3 meters give this living space a warm atmosphere.

Two cellars complete this property subject to the co-ownership regime.

Recent renovations (facades and common areas) - New roof

Each level has its own entrance

Pasteur sectorization

Between the Neuilly-Porte Maillot metro stations (Line 1 and RER C) and Les Sablons (Line 1)

Bus 82

ENERGY CLASS: E / CLIMATE CLASS: B

Estimated average amount of annual energy expenditure for standard use, established using energy prices for the year 2021: between euros1,810 and euros2,500

Information on the risks to which this property is exposed is available on the G orisks website:

- - EI - RSAC: ? Nanterre

Condominiums of 10 units (No proceedings in progress).

Annual expenses : 2772 euros.

Summary

Property type: Apartment
Bedrooms: 3
Price €1,150,000

Key Information

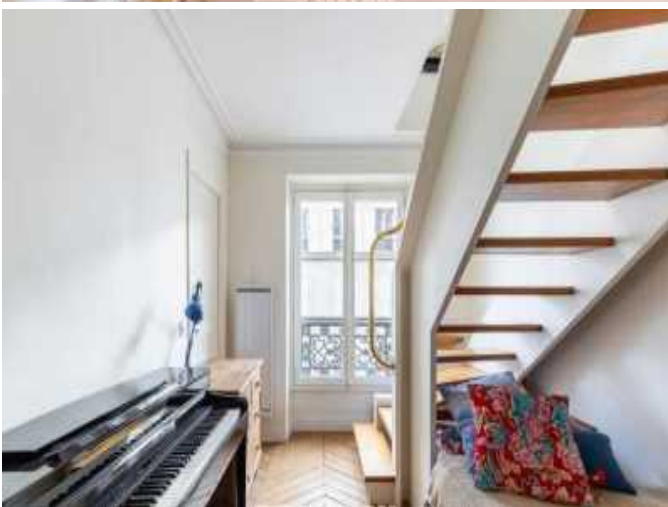
Year Built: 1875
Internal Area: 96 sqm

Location: Paris Ile-de-France



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