

Top floor duplex redone by architect

Paris, Paris, Paris Ile-de-France





At a Glance

Reference	MFH-PARIS5303
Bed	2

Near to	Paris
Bath	1
Pool	No

 Price
 €890,000

 Hab.Space
 71.4 sqm

 Land Tax
 N/A

Property Description

At rue de Paradis and Faubourg Saint-Denis, this duplex overlooking a courtyard with 71.40m2 floor space (60.54m2 Carrez) is located on the 4th and last floor of a charming listed 18th century condominium. The entrance leads to a bathroom, a living room and its fitted kitchen, a pleasant living room benefiting from spacious rooms. A master bedroom with built-in wardrobes completes this level. The upper floor, accessible by a custom staircase, accommodates an office space overlooking the living room and a second bedroom, all bathed in light through multiple roof windows. Completely redesigned by an architect with an optimized

layout and beautiful materials, this designer living space benefits from preponderant light and the calm of the courtyard. A storage space on the landing completes this property subject to co-ownership status. ENERGY CLASS: E/ CLIMATE CLASS: B. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021 between EUR1040 and EUR1440. Information on the risks to which this property is exposed is available on the Géorisks website: RSAC: Paris Condominiums of 27 units (No proceedings in progress).

Annual expenses : 1840 euros.

Summary		Key Information	
Property type:	Apartment	Year Built:	1760
Bedrooms:	2	Internal Area:	71.4 sqm
Bathrooms	1		
Price	€890,000		

Location: Paris Ile-de-France





Gallery



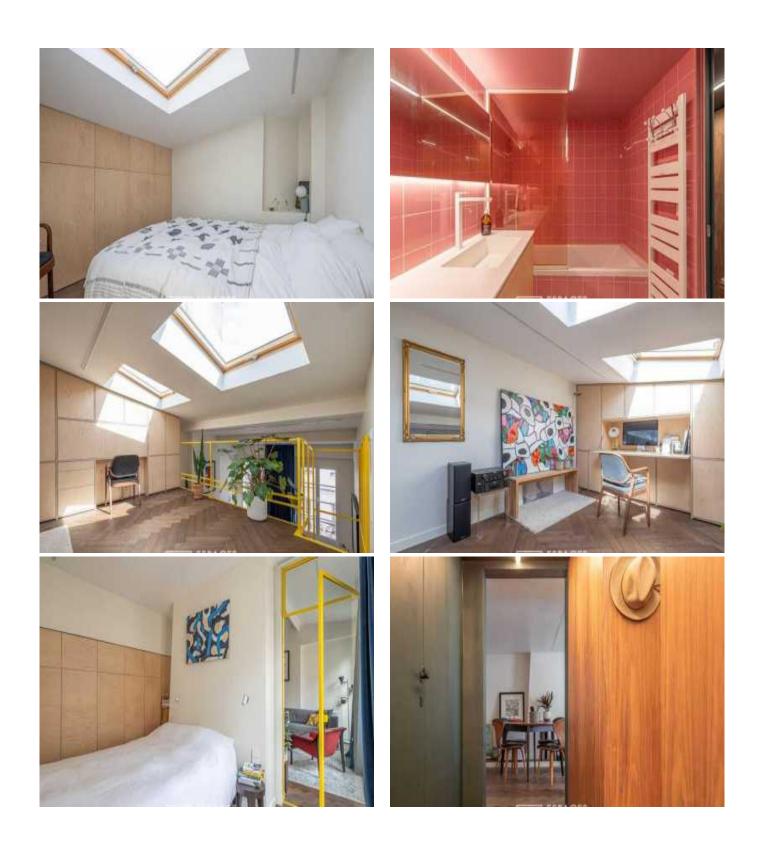














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