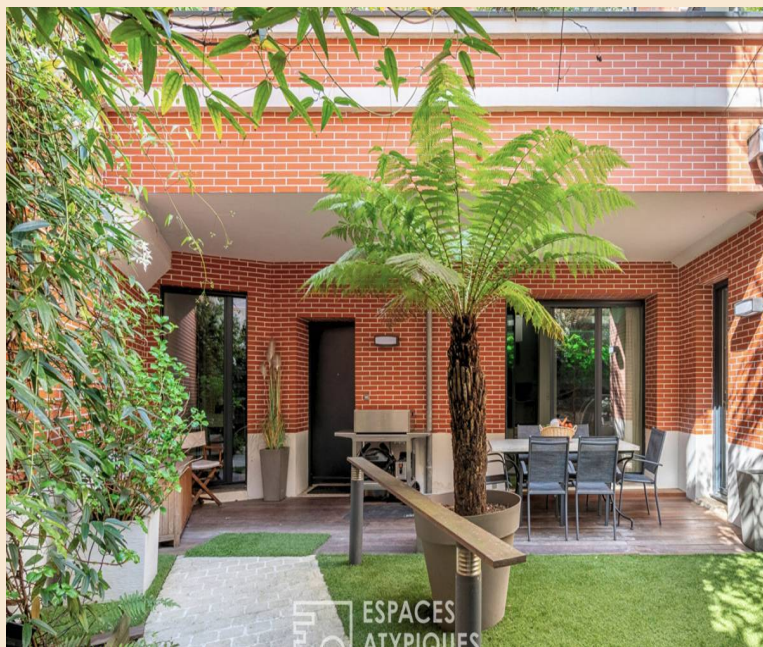


[Click to view MFH-PARIS10328-1](#)

Exceptional garden-level apartment with the feel of a house

Paris , Paris , Paris Ile-de-France



€1,690,000

inc. of agency fees

3 Beds 1 Baths 140.2 sqm

Just steps away from Parc Montsouris, this exceptional 140 m² garden-level apartment feels like a true house, offering a rare living experience in the...

At a Glance

Reference	MFH-PARIS10328-1	Near to	Paris	Price	€1,690,000
Bed	3	Bath	1	Hab.Space	140.2 sqm
		Pool	No	Land Tax	N/A

Property Description

Just steps away from Parc Montsouris, this exceptional 140 m² garden-level apartment feels like a true house, offering a rare living experience in the heart of Paris.

From the independent entrance, the tone is set: a 55 m² landscaped garden, a true haven of peace, sheltered from prying eyes, leads to the apartment.

The living area features a high-end American kitchen with large bay windows and a minimalist elegant living/dining space.

On the sleeping side, two large bedrooms with en-suite shower rooms have direct access to the garden. A master suite, a true cocoon with a custom dressing room and adjoining bathroom, completes this property with refined amenities.

This property is also equipped with reversible air conditioning, ensuring optimal comfort in all seasons.

There is the option to acquire a parking space with an electric charging station for added comfort, a rare find in the area.

Espaces Atypiques Paris Rive Gauche offers you this unique place where nature and modernity blend perfectly.

ENERGY CLASS: B / CLIMATE CLASS: A

Estimated average annual energy expenditure for standard use, based on 2021 energy prices: between euros940 and euros1330.

- EI - Commercial agent RSAC N° Nanterre

Condominiums of 18 units (No proceedings in progress).

Annual expenses : 2500 euros.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	1
Price	€1,690,000

Key Information

Year Built:	2008
Internal Area:	140.2 sqm
Has a Garden	Yes

Location: Paris 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).

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C. BAUER – Sunday Times

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S. and L. BROWN



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