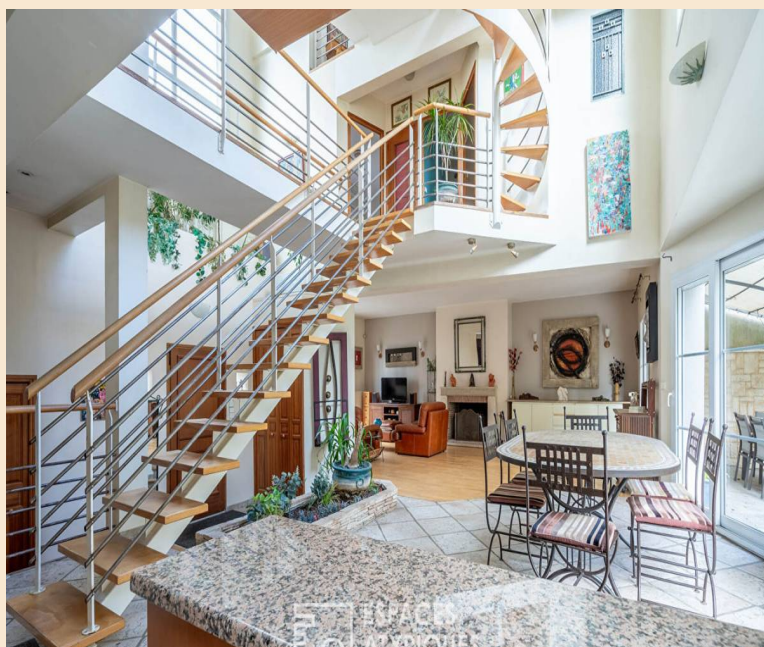


[Click to view MFH-PARIS5320](#)

## Architect-designed house with garden and terrace - near Les Lilas town...

Les Lilas , Seine-Saint-Denis , Paris Ile-de-France



**€1,200,000**

inc. of agency fees

4 Beds      200 sqm      0.03 ha

Located in a quiet area close to the Lilas town hall, in a one-way street, this fully owned architect-designed house with a surface area of approximately...

### At a Glance

**Reference** MFH-PARIS5320

**Near to** Les Lilas

**Price** €1,200,000

**Bed** 4

**Pool** No

**Hab.Space** 200 sqm

**Land** 0.03 ha

**Land Tax** N/A

### Property Description

Located in a quiet area close to the Lilas town hall, in a one-way street, this fully owned architect-designed house with a surface area of approximately 200m<sup>2</sup>, a true work of art on four levels, was designed to offer an exceptional living space. A large living room of 48sqm benefits from large openings providing beautiful and constant light throughout the day. This space, characterized by a ceiling height of 8 meters, inspires a feeling of freedom. An open kitchen of 12 sqm extended by a terrace and a garden of 95 sqm, an office, numerous custom storage spaces and a separate toilet complete this level. On the first floor, on the one hand, two bedrooms share a bathroom and a separate toilet and on the other hand, a walkway leads to a master suite. The latter, equipped with a bathroom equipped with a spa bath, a shower, a dressing room and private toilet, offers a haven of comfort and privacy. On the second floor, accessible by a spiral staircase, there is a bedroom equipped with a water point and a 40 sqm roof top facing south. A 78m<sup>2</sup> basement is organized into several spaces such as a workshop/playroom, a wine cellar, a laundry room, a separate toilet and a garage. The calm, the architectural singularity and the ideal location give this expressive property the perfect alliance between comfort and functionality. Metro line 11: Mairie des Lilas at 650 meters; future Serge Gainsbourg station at 350 meters ENERGY CLASS: C / CLIMATE CLASS: D. Estimated average amount of annual energy expenditure for standard use, established from energy prices for the year 2011: EUR1,441

Summary

Property type:	House
Bedrooms:	4
Price	€1,200,000

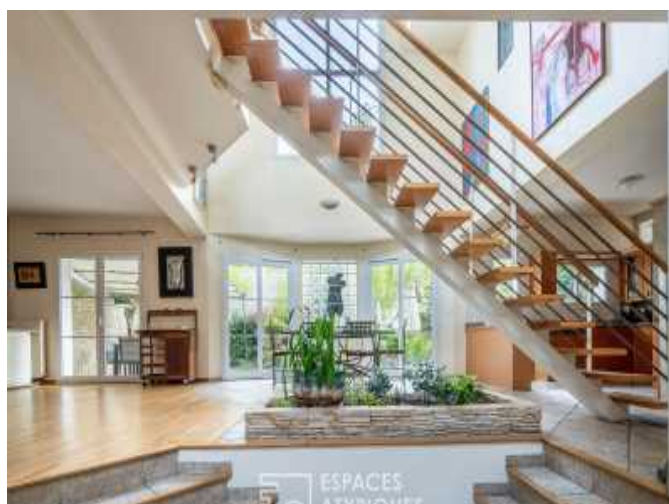
Key Information

Year Built:	1997
Internal Area:	200 sqm
Land Area:	0.03 ha
Has a Garden	Yes

Location: Paris Ile-de-France



## Gallery









As Featured in



Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

0845 123 5885 (UK only local rate ) / +44 (0) 113 216 4066,

or email us at [bonjour@my-french-house.com](mailto:bonjour@my-french-house.com).

To see more great properties like this one, visit our daily updated website at [www.my-french-house.com](http://www.my-french-house.com).

## Buying French Property Just Got Easier...

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.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## 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**



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2025 my-french-house.com All Rights Reserved