COLDWELL BANKER
EUROPA REALTY

Apartment Paris 78 m²



SALE PRICE : 1 355 000 €

EMAIL : PRESTIGE@COLDWELLBANKER.FR

8 rue Lamennais
France, 75008, Paris

PHONE : +33183535353
prestige@coldwellbanker.fr

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DESCRIPTION

The 78 m2 flat , on the 2nd floor with lift, boasts a professional cinema in the living room , a dining room (which could be a 2nd bedroom), a master bedroom, a bathroom and a modern and fully equipped kitchen. 2 large cellars. It is located in a grade listed 18th century building and overlooks a leafy yard. Calm , beautiful this 2 bedroom appartment will be ideal for cinema lovers and anyone else who wants a unique flat in the best part of the 9th arr.

Asking price: €1,355,000 (brokerage fees paid by the seller)
Number of main units in the condominium: 83 units
Annual maintenance fees: 4 100 €
Energy efficiency rating: C
Annual energy costs: between €1,130 and €1,580 per year

"Information on the risks associated with this property is available on the Géorisques website: www.georisques.gouv.fr”

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FEATURES

Property type:	Apartment	Area:	78.4 m²	Elevator:	Oui
Number of rooms:	3 rooms	Number of bedrooms:	1 bedroom		

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): C 131

Greenhouse gas emissions (GHG) index: C 26

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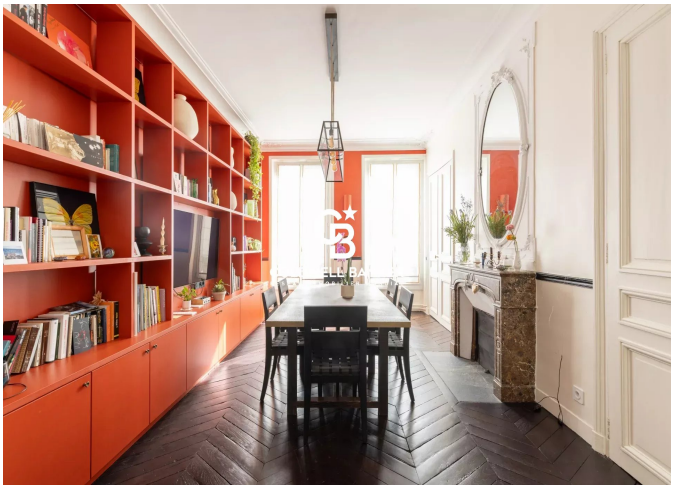



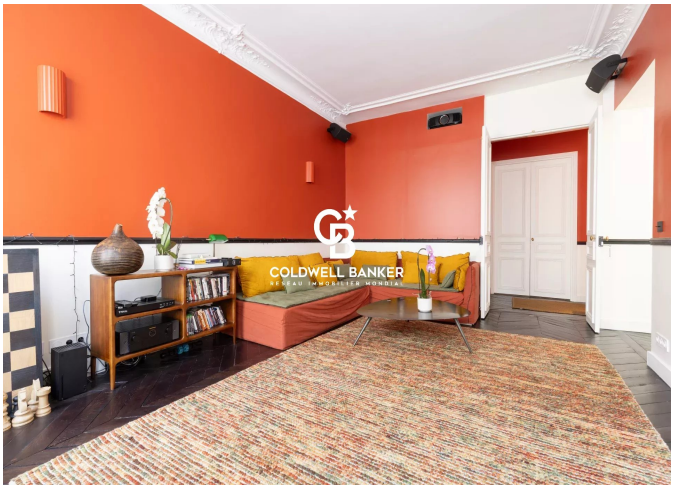







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