COLDWELL BANKER
EUROPA REALTY

Apartment La Rochelle 108 m²



SALE PRICE : 650 000 €

EMAIL : IMMOBILIERE@COLDWELLBANKER.FR

EXCLUSIVITY

7 Rue Pas du Minage
France, 17000, La Rochelle

PHONE : +33586580078
immobiliere@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

DESCRIPTION

Located just steps from La Rochelle's famous central market, discover this superb character apartment offering approximately 108 sq m of Carrez law living space and 130 sq m of floor area. The entire property has undergone a comprehensive renovation using refined taste and high-end finishes.

Nestled on the second floor of a beautifully maintained, prestigious private mansion (hôtel particulier), this exceptional apartment reveals itself right from the entrance, welcoming you into an elegant atmosphere. This leads naturally into a monumental living space of over 60 sq m, bathed in light thanks to its south-facing orientation. This vast area encompasses a warm living room and a spacious dining area, centered around a sumptuous period marble fireplace, a noble wooden staircase, and a fully fitted contemporary kitchen. A high-quality range cooker and an adjoining scullery provide exceptional comfort and everyday practicality—ideal for entertaining and preparing fresh local produce from the market.

This main room retains undeniable historic charm: the original hardwood floor and spectacular ceiling height make it a truly unique, light-filled living space.

On the upper level, the night area offers three lovely, inviting bedrooms. With their wooden floors, preserved exposed beams, and charming sloping ceilings, these spaces are perfect for creating cozy retreats. A full bathroom with a toilet completes this floor.

The elegance of a high-end apartment, the architectural charm of a historic mansion, and the privilege of a walk-to-everything lifestyle in the heart of La Rochelle come together to create an exceptional property. Available exclusively through our team.

7 Rue Pas du Minage
France, 17000, La Rochelle

PHONE : +33586580078
immobiliere@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

FEATURES

Property type:	Apartment	Area:	108.0 m²	Number of rooms:	5 rooms
Number of bedrooms:	3 bedrooms				

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 134

Greenhouse gas emissions (GHG) index: C 27

7 Rue Pas du Minage
France, 17000, La Rochelle

PHONE : +33586580078
immobiliere@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY













7 Rue Pas du Minage
France, 17000, La Rochelle

PHONE : +33586580078
immobiliere@coldwellbanker.fr