COLDWELL BANKER
EUROPA REALTY

Apartment Saint-Martin 75 m²



SALE PRICE : 687 000 €

EMAIL : STBARTH@COLDWELLBANKER.FR

Rue August Nyman - Gustavia
Les Hauts du Carré d'Or

France, 97133, Saint-Barthélemy

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DESCRIPTION

This beautiful 88 m² duplex (75 m² of living space) stands out for its elegant design, generous proportions, and high-quality finishes. Offering open views over the marina, it enjoys a peaceful setting just a short walk from Anse Marcel Beach.

Its main feature is the spacious 28 m² covered terrace, complete with a private jacuzzi, creating the perfect space to relax and unwind.

The main level features a bright and spacious 45 m² open-plan living area, including a comfortable lounge, dining area, and a fully equipped contemporary kitchen. A shower room and a guest toilet complete this level for added convenience.

Upstairs, the sleeping area comprises two charming attic-style bedrooms, combining character and comfort, along with a second elegantly finished shower room.

Tastefully renovated throughout, this duplex benefits from quality finishes, carefully selected materials, and refined furnishings, creating a warm and contemporary atmosphere.

Located within a well-maintained condominium of 194 units, with no ongoing legal proceedings, this property combines comfort, elegance, and relaxed island living in the heart of Anse Marcel Marina.

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FEATURES

Property type:	Apartment	Area:	75.0 m²	Number of units:	39
Property tax:	€2.00	Number of rooms:	3 rooms		

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): Not applicable -1

Greenhouse gas emissions (GHG) index: Not applicable -1

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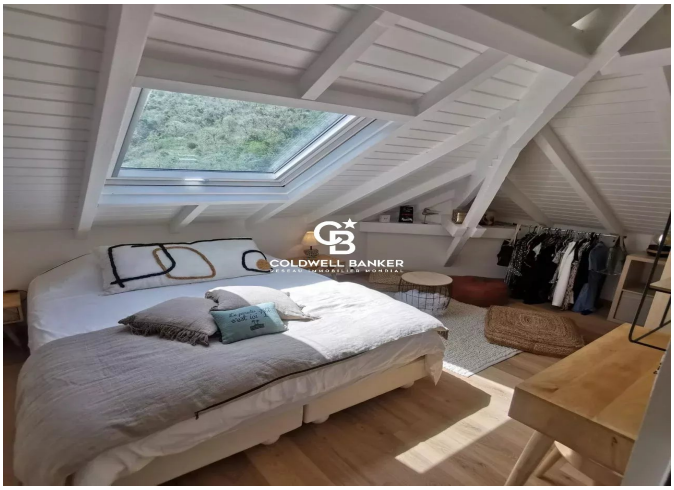












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