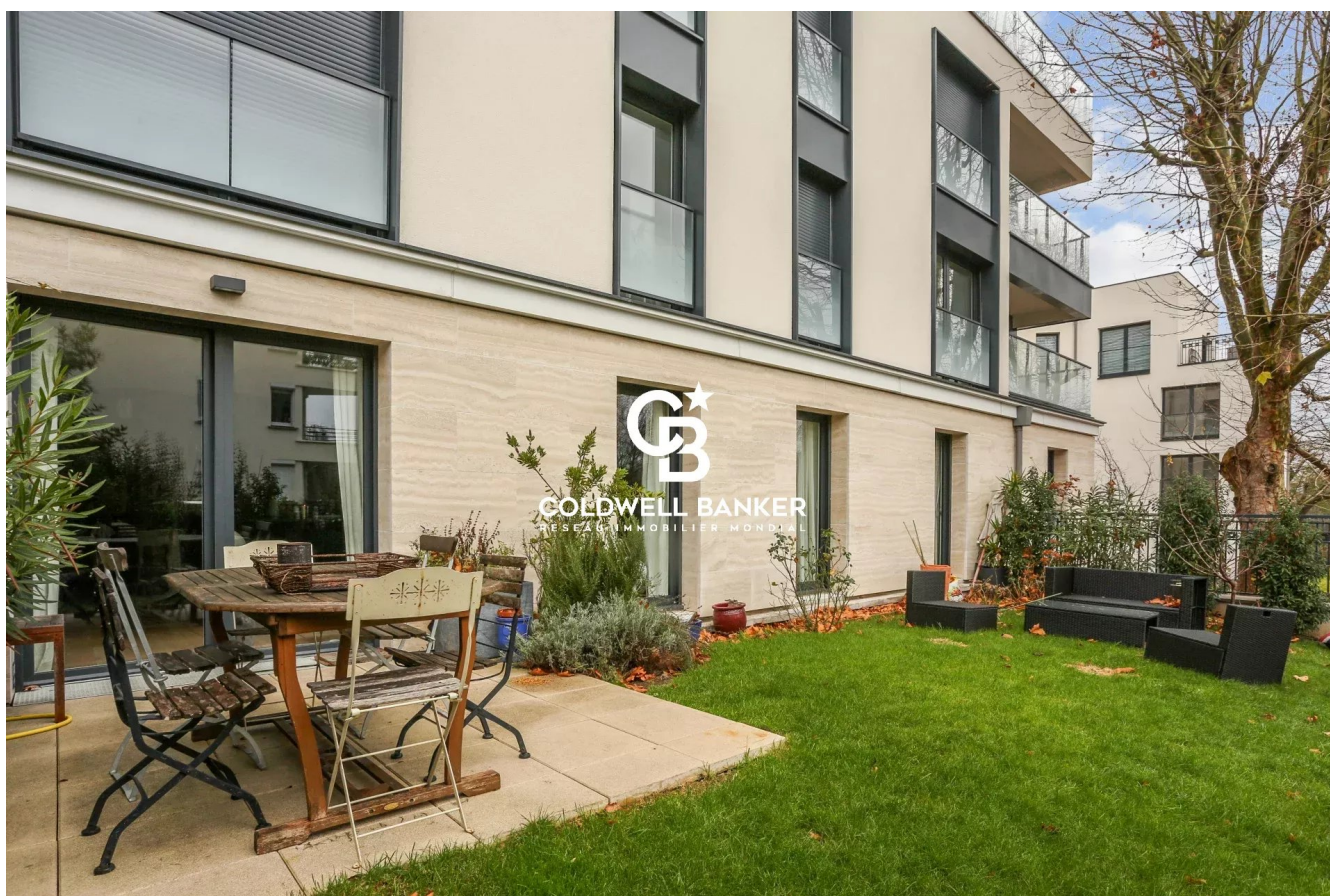


Appartement Saint-Cloud 90 m<sup>2</sup>

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PRIX DE VENTE : 850 000 €

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EMAIL : [PRESTIGE@COLDWELLBANKER.FR](mailto:PRESTIGE@COLDWELLBANKER.FR)

EXCLUSIVITÉ

## DESCRIPTION

High-end residential building, the property features a modern and functional layout: a bright living room with a fully fitted and equipped kitchen, opening directly onto the garden.

The night area includes three bedrooms, one bathroom, one shower room, as well as numerous built-in closets and storage spaces.

Two underground parking spaces and a large cellar complete this property.

Ideal location: close to schools, nurseries, shops, and services.

A privileged living environment, combining nature and city life, just steps from the Parc de Saint-Cloud. A rare opportunity not to be missed.

Sale price: €850,000 (agency fees payable by the seller)

Number of main units in the co-ownership: 57

Annual charges: €3,400

Energy rating: C

Estimated annual energy costs: between €701 and €949 per year.

“The information about the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)”

## CARACTÉRISTIQUES

Type de bien :	Appartement	Surface :	90.03 m <sup>2</sup>	Ascenseur :	Oui
NB de pièces :	4 rooms	NB de chambres :	3 bedrooms		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

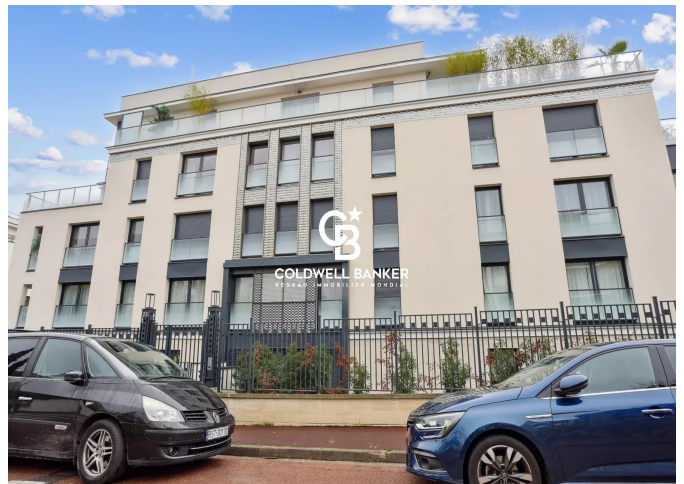
## DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : B 87

Indice d'émission de gaz à effet de serre (GES) : C 16



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