

Maison Paris 333 m²



SALE PRICE : 3 300 000 €

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DESCRIPTION

An exceptional property in the heart of La Muette discover a real estate opportunity that is virtually impossible to find in Paris: a detached townhouse, completely renovated in 2024 with top-of-the-range amenities.

Spread over five levels (with elevator or designer staircase), this 10-room residence combines old-world charm with the latest technological comforts.

Extraordinary spaces

The centerpiece of this property is undoubtedly its monumental reception area of over 110 m² located on the mezzanine level, offering unparalleled ceiling height and flexibility for art lovers or large gatherings.

A layout designed for families

Ground floor: An elegant entrance hall leads to a triple living space comprising a living room, a lounge, and a spacious, fully equipped 41 m² kitchen/dining room.

Sleeping Areas (1st & 2nd floors): 4 spacious bedrooms (between 17 m² and 22 m²), an office, 3 bathrooms, and custom-built storage.

Basement: A finished cellar of 20 m².

Amenities & Comfort

Renovated in 2024: Brand new condition, reversible air conditioning, high-performance double glazing.

Home Automation & Energy: Individual electric heating, high energy performance rating (D).

Location: Immediate proximity to the Muette metro station, renowned schools, shops on Rue de Passy, and the Jardin du Ranelagh.

Expert opinion: "A detached house at this address is an extremely rare asset. The 110 m² living room is a true architectural signature that distinguishes this property from any other luxury home."

Asking price: €2,750,000 Reference: 86695752

Full file and viewings by appointment.

FEATURES

Property type:	Maison	Area:	333.5 m ²	Number of rooms:	10 rooms
Number of bedrooms:	5 bedrooms				

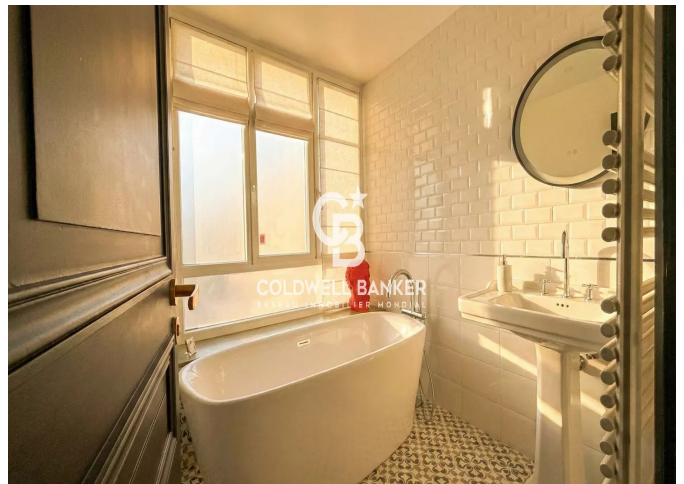
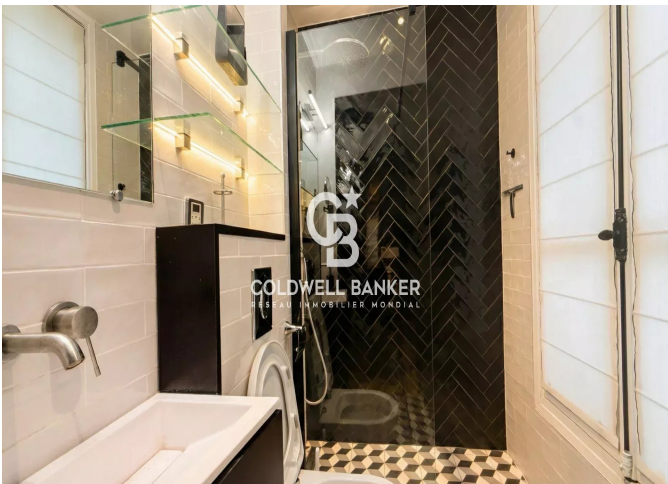
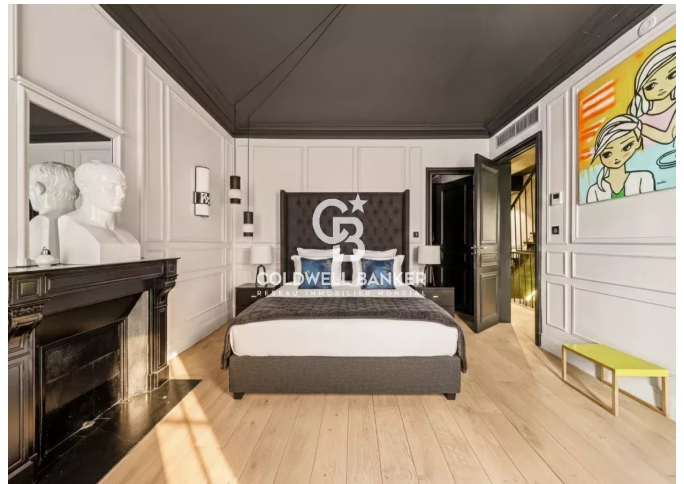
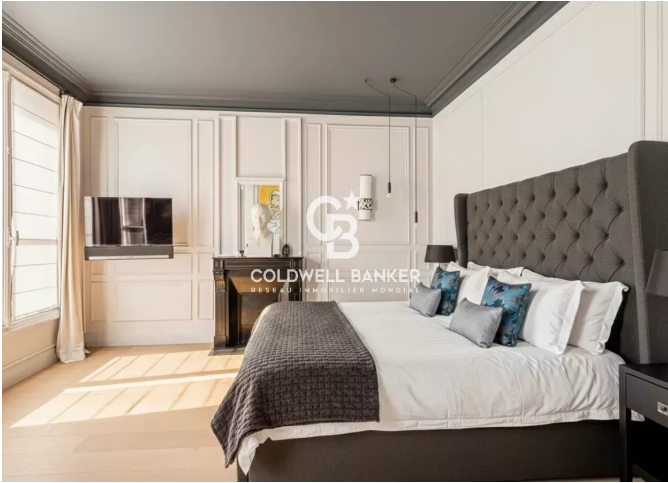
Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): D 223



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