

PARIS IIIE - PLACE DES VOSGES - DUPLEX 2 BEDROOMS QUIET BRIGHT

850 000 €

Ref 85614717D

Paris 3ème - Apartment 745 sq ft

VANEAU
Luxury Real Estate



About this property

150m from Place des Vosges, Groupe VANEAU invites you to discover a 69.25 m² Loi Carrez (70.75 m² floor area) duplex apartment on the 4th floor by staircase of a well-kept early 20th century condominium. This quiet, bright apartment boasts spacious rooms and the charm of a fine old apartment (solid parquet flooring, beams, fireplace). Overlooking the condominium's large paved courtyard, it comprises, on the 1st level, a beautiful SOUTH-facing living room of 24 m², illuminated by two large windows and boasting high ceilings of 3.05 m, an open-plan fitted and equipped kitchen, bedroom and guest toilet. On the second level, accessed by a wide staircase, small living room, bedroom, study (possibility of creating a 3rd bedroom) and bathroom with toilet. ECD: F - Estimated annual energy costs: between euros2290 and euros3150. Fees at vendor's expense. Loi ALUR: Number of lots in co-ownership: 51 - Percentages: 32/1000 of general common areas - Annual share of provisional budget: 1,728 euros - No legal proceedings in progress. Information on the risks to which this property is exposed is available on the GÃ©orisques website: www.georisques.gouv.fr Pricing details: www.vaneau.fr/fr/nos-honoraires-paris-neuilly. VANEAU, prestige real estate since 1972. A major player in upmarket Parisian real estate for over 40 years, with more than 100 employees, VANEAU now has 25 branches and offices ideally located in Paris, Neuilly, Boulogne, Cannes, Nice, Brussels, Marrakech, Miami and Dubai.

Vaneau Marais

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VANEAU MARAIS 3rd
39, rue de Turenne 75003
Paris

Price : 850 000 €

Surface : 745 sq ft

Rooms : 4

Bedrooms : 2

Floors : 6

Bathrooms : 1

Shower rooms : 0

Digicode : Yes

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VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne



VANEAU

Immobilier de prestige depuis
1972



VANEAU VIAGER

30 ans d'expérience en vente
viagère



VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

VANEAU C'EST AUSSI



VANEAU PATRIMOINE

Dispositifs de défiscalisation,
SCPI, Assurances Vie



VANEAU DIGITAL NEUF

La plate-forme digitale 100%
immobilier neuf



GESTION LOCATIVE

GTF, plus de 7 000 lots gérés à
Paris



COURTAGE CRÉDITS

Exell Crédit immobiliers
Assurances emprunteurs

140 collaborateurs

1200 signatures par an

1000 immeubles par an

2.5 milliards d'actifs gérés