

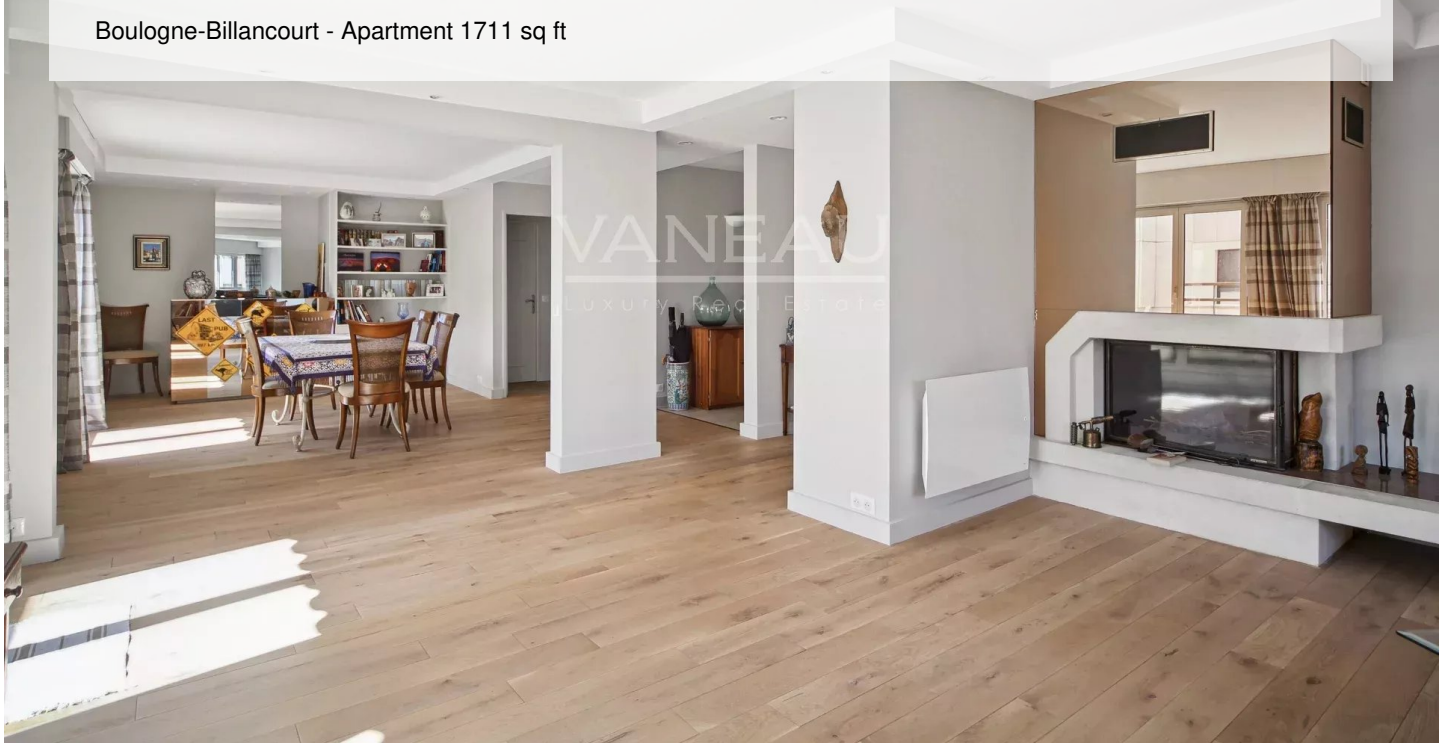
DUPLEX TOP FLOOR WITH TERRACES

1 770 000 €

Ref 86020345A

Boulogne-Billancourt - Apartment 1711 sq ft

VANEAU
Luxury Real Estate



About this property

Boulogne - Two minutes' walk from the metro. Located on the top two floors (6th and 7th) of a recent building, this 159.83 m² Carrez duplex offers spacious and bright rooms. On the first level, it comprises a vast living room (53m²) with fireplace, opening onto a west-facing terrace, a fitted and equipped open-plan kitchen, a bedroom, a shower room and separate WC. Upstairs are a master suite with shower room and WC (access to a second west-facing terrace) and two bedrooms. A fifth bedroom can be converted as required. Well-appointed, light and airy apartment. A cellar and two adjoining parking spaces complete this property. Price euros1,770,000. Fees payable by the vendor. Monthly charges euros555 - Co-ownership of 88 main lots. No proceedings under articles 29-1 A and 29-1 of the 1965 law and article L.615-6 of the CCH. Information on the risks to which this property is exposed is available on the GÃ©orisques website: www.georisques.gouv.fr Estimated annual energy costs for standard use between euros2,620 and euros3,600 per year (average energy prices indexed to 2021, 2022, 2023). <http://www.vaneau.fr/fr/nos-honoraires-boulogne>

Vaneau Boulogne

✉ boulogne@vaneau.fr

P **+33 (0)1 46 04 60 60**

VANEAU BOULOGNE

41 , route de la reine 92100
Boulogne

Price : 1 770 000 €

Surface : 1711 sq ft

Rooms : 6

Bedrooms : 4

Floors : 7

Bathrooms : 2

Shower rooms : 1

Cellar : Yes

Elevator : Yes

Parkings : 2

Intercom : Yes

Terrace : Yes

Caretaker : Yes

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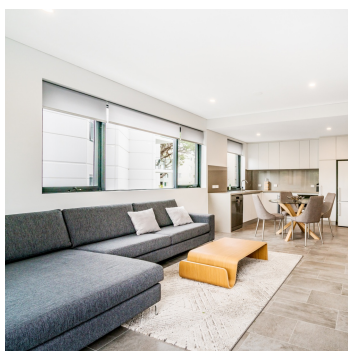
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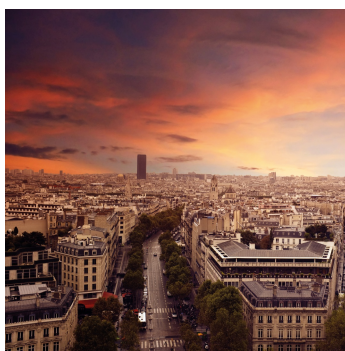
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VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne



VANEAU

Immobilier de prestige depuis
1972



VANEAU VIAGER

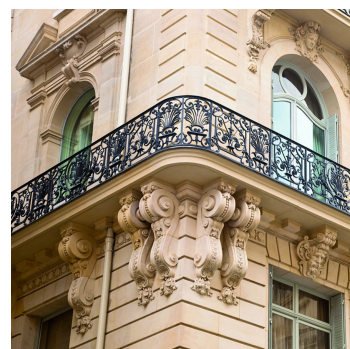
30 ans d'expérience en vente
viagère



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