

EXCLUSIVITÉ - APARTMENT - PARIS 5TH - VAL DE GRACE/OBSERVATOIRE

499 000 €

Ref 86159671O

Paris 5ème - Apartment 437 sq ft

VANEAU
Luxury Real Estate



About this property

Close to the Jardin du Luxembourg, we offer this functional 40.58 m² loi Carrez apartment in need of refurbishment, on the second floor of a modern luxury condominium with elevator and janitor. It comprises an entrance hall with custom-made cupboards, a living room with open-plan fitted kitchen, a large shower room and a separate toilet. A cellar completes this property. This apartment benefits from absolute calm and plenty of light. Its sought-after address and functional floor plan (possibility of creating a separate bedroom) are further assets of this rare property. LOI ALUR: 134 lots in the condominium. Annual share of the provisional budget approx. 1,992 Euros. Mandat N. 21303. Agency fees payable by seller. DPE : 198 (D), GES : 42 (D). Percentages: 74/10,000 of general common areas. No current proceedings under articles 29-1 A and 29-1 of law no. 65.557 of July 10, 1965 and article L.615-6 of the CCH. <http://www.vaneau.fr/fr/nos-honoraire-paris-neuillyimal>.

Vaneau Marais

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VANEAU MARAIS 3rd

39, rue de Turenne 75003

Paris

Price : 499 000 €

Surface : 437 sq ft

Rooms : 2

Bedrooms : 0

Floors : 8

Bathrooms : 1

Shower rooms : 0

Cellar : Yes

Elevator : Yes

Intercom : Yes

Caretaker : Yes

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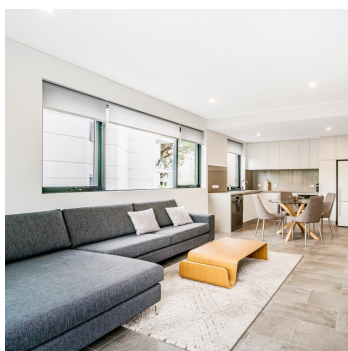
499 000 €

Ref 861596710

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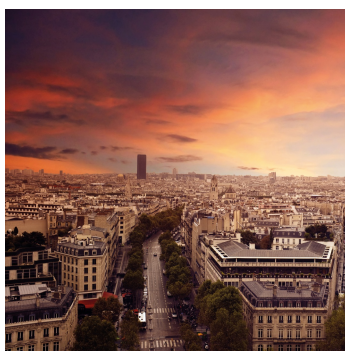
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VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne



VANEAU

Immobilier de prestige depuis
1972



VANEAU VIAGER

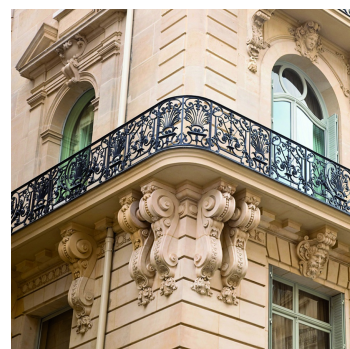
30 ans d'expérience en vente
viagère



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