

# SAUSSAYE/VICTOR HUGO - SUNNY FAMILY APARTMENT WITH BALCONY AND U

1 680 000 €

Ref 86648980C

Neuilly-sur-Seine - Apartment 1711 sq ft

**VANEAU**  
Luxury Real Estate



## About this property

Neuilly-sur-Seine - Victor Hugo / Saussaye - Sunny family apartment with balcony and unobstructed view; In Neuilly-sur-Seine, near Levallois, in a secure building of good standing with janitor, a 158.95 m<sup>2</sup> Carrez apartment. On the fourth floor with elevator, this property offers: an entrance hall, a living room of over 71m<sup>2</sup> comprising a 45m<sup>2</sup> living room and a 26m<sup>2</sup> semi-open, fully-equipped, sunny kitchen opening onto a west-facing balcony with unobstructed views, three bedrooms, each with its own bathroom (two with toilet), an office (or a fourth bedroom) and a separate toilet. With its large living room, bay windows opening onto balconies, sunny aspect and unobstructed view, this apartment boasts plenty of light and comfort, making it ideal for both a family and for entertaining. A cellar completes the property. A parking space in the building's basement is also available. Seller's fees included in the sale price. Average annual running costs: euros13440 Number of lots: 44 - 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 French Construction and Housing Code. Estimated annual energy costs for standard use: between euros2,930 and euros4,010 per year, indexed to 2021, 2022 and 2023. Information on the risks to which this property is exposed is available on the GÃ©orisques website: Mandat n<sup>o</sup> 21753.

## Vaneau Neuilly

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VANEAU AGENCY NEUILLY

137 , avenue Achille Peretti  
92200 Neuilly sur Seine

**Price :** 1 680 000 €

**Surface :** 1711 sq ft

**Rooms :** 4

**Bedrooms :** 3

**Floors :** 5

**Bathrooms :** 1

**Shower rooms :** 2

**Elevator :** Yes

**Digicode :** Yes

**Intercom :** Yes

**Alarm :** Yes

**Caretaker :** 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