



1 549 000 €

**Buying apartment**

**3 room**

**Surface : 93 m²**

**Year of construction : 1850**

**View : Citadine**

**Hot water : Individuelle gaz**

**Inner condition : Good**

**Standing : Bourgeois**

**Building condition : Good**

**Benefits :**

Calm, Reinforced door, Secured residence

2 bedroom

1 bathroom

1 shower

2 toilet

1 cellar

**Legal information**

1 549 000 € fees included

3,61% VAT of fees paid by the buyer

(1 495 000 € without fees), in

condominium (76 lots), annual recurring

charges 1 080 € (90 € monthly), no current

procedure, information on the risks to which

this property is exposed is available on

[georisques.gouv.fr](http://georisques.gouv.fr).



## Apartment 2054 Paris

On the 1st floor of a beautiful old building (1850), a family apartment comprising: an entrance hall, a living/dining room, a bedroom with its bathroom (and WC) and numerous cupboards, a second bedroom, a separate fitted kitchen, a shower room with WC. In the basement, a cellar. Apartment in good condition, bright and quiet, in a well-maintained condominium with caretaker.

Energy class (old measure) : D - Climate class : D

Estimated annual energy between 1300 and 1790 € (reference year 2021)

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