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## Station area, architect apartment with two bedrooms

Asnieres Sur Seine , Hauts-de-Seine , Paris Ile-de-France



# €403,000

inc. of agency fees

2 Beds

53 sqm

Located in the heart of the sought-after Asnières station district, close to shops, the Sainte Geneviève school, the cinema; this completely renovated 53m<sup>2</sup> apartment is located on the third floor with...

### At a Glance

**Reference** MFH-PARIS5017-C2

**Bed** 2

**Near to** Asnieres Sur Seine

**Pool** No

**Price** €403,000

**Hab.Space** 53 sqm

**Land Tax** N/A

### Property Description

Located in the heart of the sought-after Asnières station district, close to shops, the Sainte Geneviève school, the cinema; this completely renovated 53m<sup>2</sup> apartment is located on the third floor with elevator.

In a beautiful, well-maintained old building, the apartment has been completely redesigned and benefited

from a very nice renovation in 2023, allowing it to be classified D in energy performance.

Its entrance, decorated with storage space, leads on the one hand to a bedroom and an original colorful bathroom and on the other hand to the living room.

This living space, furnished with quality materials and careful decoration, offers a pleasant living room, a dining area, and a fully equipped open kitchen.

The large openings provide beautiful light.

Continuing on, a second bedroom of almost 13m<sup>2</sup> completes the apartment.

You will appreciate the additional storage space consisting of a cellar in the basement and an outdoor shed on the ground floor of the building.

Asnières train station 3 minutes walk.

ENERGY CLASS: D / CLIMATE CLASS: D - Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between euros540 and euros781.

Information on the risks to which this property is exposed is available on the GÉORISQUES website :

- - EI - RSAC: Nanterre

Condominiums of 135 units (No proceedings in progress).

Annual expenses : 3080 euros.

## Summary

Property type:	Apartment
Bedrooms:	2
Price	€403,000

## Key Information

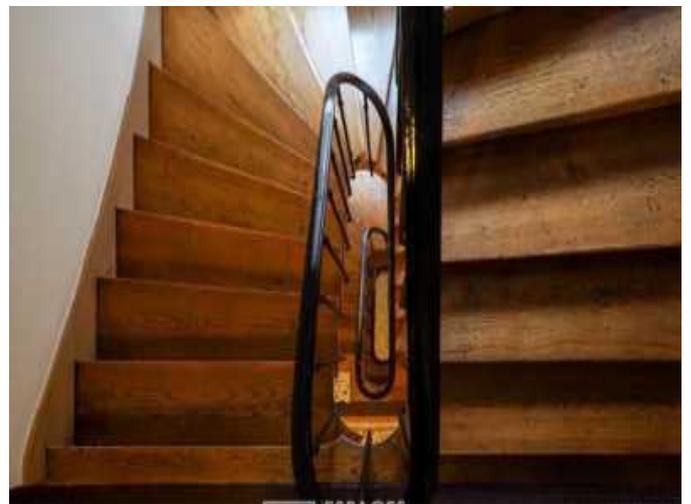
Year Built:	1930
Internal Area:	53 sqm

## Location: Paris Ile-de-France



## Gallery







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**C. BAUER – Sunday Times**

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