

[Click to view MFH-PARIS7793](#)

## Apartment with terrace and garden in Batignolles district

Paris , Paris , Paris Ile-de-France



# €850,000

inc. of agency fees

1 Beds      1 Baths      53 sqm

In a quiet street in the former Village des Batignolles district, this apartment with a surface area of 53 m<sup>2</sup> (51.34 m<sup>2</sup> Carrez) offers a terrace extended by a planted garden of approximately 50 m<sup>2</sup> facing...

### At a Glance

**Reference** MFH-PARIS7793

**Bed** 1

**Near to** Paris

**Bath** 1

**Pool** No

**Price** €850,000

**Hab.Space** 53 sqm

**Land Tax** N/A

### Property Description

In a quiet street in the former Village des Batignolles district, this apartment with a surface area of 53 m<sup>2</sup> (51.34 m<sup>2</sup> Carrez) offers a terrace extended by a planted garden of approximately 50 m<sup>2</sup> facing South-West.

The entrance to the apartment leads to a vast through space of 36 m<sup>2</sup> comprising the living room on one side

and the kitchen on the other.

The living room includes a lounge area decorated with exposed stone as well as a dining area with custom-made storage cupboards.

The open fitted and equipped kitchen has a pleasant view of the greenery of the garden and has access to the ipé terrace.

The night area has a pleasant bedroom followed by its bathroom.

The bedroom also benefits from access to the outside.

The vegetation of the garden, where jasmine, olive trees and various shrubs harmoniously coexist, brings calm and freshness.

The proximity of transport, the brightness as well as the private garden make it a rare property for the commercial and coveted sector of Batignolles.

A large cellar of 8.60 m<sup>2</sup> completes this property.

Metro La Fourche (line 13), Rome (line 2) and Pont Cardinet (line 14 and L)

+33 6 23 54 34 32

Condominiums of 5 units (No proceedings in progress).

Annual expenses : 245 euros.

## Summary

Property type:	Apartment
Bedrooms:	1
Bathrooms	1
Price	€850,000

## Key Information

Internal Area:	53 sqm
Has a Garden	Yes

## Location: Paris Ile-de-France



## Gallery







As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

**0845 123 5885** (UK only local rate ) / **+44 (0) 113 216 4066**,  
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**

great service  
fast transfers

send money abroad 24/7 excellent rates