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## Mixed elevation project - Porte de Champerret

Paris , Paris , Paris Ile-de-France



# €695,000

inc. of agency fees

4 Beds      2 Baths      102 sqm

In a completely renovated and rehabilitated area, this mixed-use extension project, located in a quiet courtyard and not directly overlooked, offers a peaceful and intimate setting. The building permit,...

### At a Glance

**Reference** MFH-PARIS7709

**Near to** Paris

**Price** €695,000

**Bed** 4

**Bath** 2

**Hab.Space** 102 sqm

**Pool** No

**Land Tax** N/A

### Property Description

In a completely renovated and rehabilitated area, this mixed-use extension project, located in a quiet courtyard and not directly overlooked, offers a peaceful and intimate setting.

The building permit, already filed and purged of any appeal, provides for a total surface area of 102 sqm, completed by a 4 sqm terrace, spread over three levels.

The project is divided into two distinct parts.

The first unit includes an existing workshop of 35.21 sqm Carrez on the courtyard level, previously rented to an accounting firm.

The two upper levels, accessible by a staircase, open onto a beautiful reception room bathed in light thanks to five windows including a French window opening onto the south-west facing terrace.

Upstairs, two bedrooms benefit from a bathroom.

One of them is extended by a non-accessible planted terrace.

This property offers many possibilities for customization, allowing you to define the layout of the spaces and the choice of materials according to your preferences.

Metro Porte de Champerret Line 3

+33 6 23 54 34 32

Condominiums of 26 units (No proceedings in progress).

Annual expenses : 2789 euros.

### Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€695,000

### Key Information

Internal Area:	102 sqm
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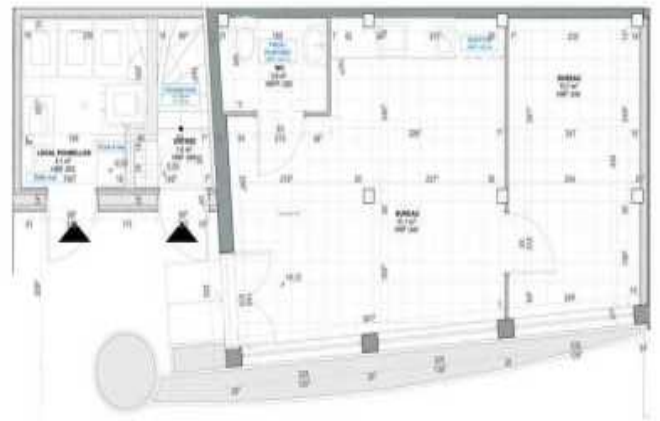
### Location: Paris Ile-de-France



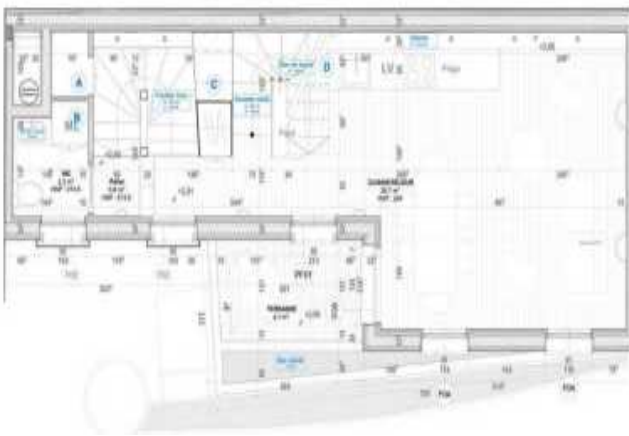
# Gallery



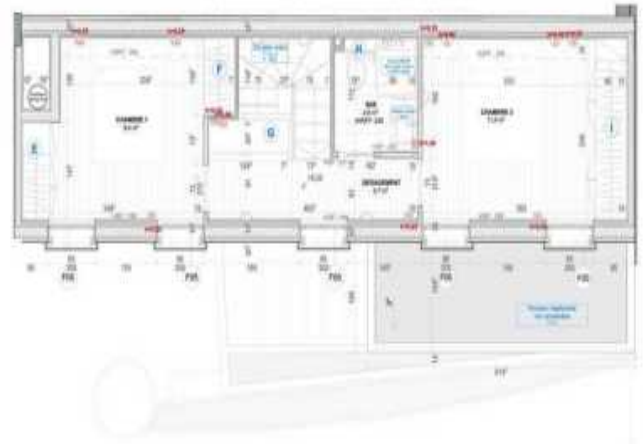
Surélévation d'un bâtiment en RDC



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**C. BAUER – Sunday Times**

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