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## Place Saint-Charles, apartment with terrace and rooftop

Paris , Paris , Paris Ile-de-France



# €1,158,000

inc. of agency fees

4 Beds      1 Baths      88 sqm

In the heart of the Saint Charles district, close to its charming, lively square and the Eiffel Tower which can be seen around the corner, is an 88 sqm Loi Carrez apartment on the top floors. Featuring...

### At a Glance

<b>Reference</b>	MFH-PARIS6099-1	<b>Near to</b>	Paris	<b>Price</b>	€1,158,000
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	88 sqm
		<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

In the heart of the Saint Charles district, close to its charming, lively square and the Eiffel Tower which can be seen around the corner, is an 88 sqm Loi Carrez apartment on the top floors.

Featuring two 26 sqm terraces, including a rooftop with veranda, this apartment offers an ideal setting for

living under the stars or simply escaping the urban hustle and bustle.

This attractive triplex is located in the heart of the 15th arrondissement, in the popular Beaugrenelle district. On the first level, the sleeping area consists of two bedrooms, a large bathroom, a laundry room and an office that can be converted into a third bedroom.

On the upper level, a staircase leads to a separate kitchen and a double living room extended by a beautiful terrace, ideal for outdoor meals.

The top floor has a veranda converted into a bedroom, with a shower room and toilet, giving access to the rooftop offering a breathtaking view of the surrounding area.

The dynamic neighborhood, the house spirit and the absolute calm of the rooftop make this triplex an exceptional family living environment

Metro: Charles Michel (line 10)

ENERGY CLASS: G / CLIMATE CLASS: C Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between EUR 4150 and EUR 5660.

### Summary

Property type:	Apartment
Bedrooms:	4
Bathrooms	1
Price	€1,158,000

### Key Information

Internal Area:	88 sqm
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### Location: Paris Ile-de-France



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**C. BAUER – Sunday Times**

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