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## Hausmannian corner to refresh - Etienne-Marcel

Paris , Paris , Paris Ile-de-France



**€1,750,000**

inc. of agency fees

3 Beds      2 Baths      126 sqm

Located in the heart of Paris, in Etienne Marcel, in the pedestrian streets of the Halles district, on the main floor of a Haussmannian building, this corner apartment to be renovated of 126.14 m<sup>2</sup> (125.58...

### At a Glance

<b>Reference</b>	MFH-PARIS7424-C2	<b>Near to</b>	Paris	<b>Price</b>	€1,750,000
<b>Bed</b>	3	<b>Bath</b>	2	<b>Hab.Space</b>	126 sqm
		<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Located in the heart of Paris, in Etienne Marcel, in the pedestrian streets of the Halles district, on the main floor of a Haussmannian building, this corner apartment to be renovated of 126.14 m<sup>2</sup> (125.58 m<sup>2</sup> Carrez) benefits from a balcony totaling 22.35 m<sup>2</sup>.

Located on the second floor by elevator, the apartment combines all the charm of the old: Hungarian point parquet, moldings, fireplaces.

The entrance with guest toilet leads to a double living room of more than 45 m<sup>2</sup> decorated with two beautiful fireplaces in white marble and black marble.

The 10 m<sup>2</sup> kitchen is separate.

On the night side, three bedrooms of 16 m<sup>2</sup>, 15 m<sup>2</sup> and 9 m<sup>2</sup> are accompanied by two large bathrooms, one of which has a toilet.

All the rooms of the apartment have access to the balcony.

A double cellar completes this property.

Possibility of purchasing an additional parking space located 10 minutes walk from the apartment.

Metro Etienne-Marcel (Line 4)

+33 7 57 17 59 76

Condominiums of 15 units (No proceedings in progress).

Annual expenses : 5508.36 euros.

## Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	2
Price	€1,750,000

## Key Information

Year Built:	1888
Internal Area:	126 sqm
Property Features:	
• Balcony:	1

## Location: Paris Ile-de-France



## Gallery







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