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Old house with courtyard in the Peupliers district

Paris , Paris , Paris Ile-de-France



€1,580,000

inc. of agency fees

3 Beds

1 Baths

103 sqm

Located in the historic Peupliers district, this townhouse combines old-world charm with modern comfort. A small private exterior in the form of a courtyard, directly accessible from the living room,...

At a Glance

Reference MFH-PARIS8817

Bed 3

Near to Paris

Bath 1

Pool No

Price €1,580,000

Hab.Space 103 sqm

Land Tax N/A

Property Description

Located in the historic Peupliers district, this townhouse combines old-world charm with modern comfort.

A small private exterior in the form of a courtyard, directly accessible from the living room, is a true haven of peace.

This carefully transformed former workers' house extends over four levels and offers a total surface area of 103 sqm including three bedrooms, including a master bedroom on the first level with an adjoining bathroom and a dressing room, which allows for optimal comfort while maintaining a certain independence.

The second floor is the result of the attic conversion and leaves room for two bedrooms that share a bathroom.

On the mezzanine, there is a functional kitchen and its dining area, this level is ideal for convivial moments.

The spacious living room is the heart of the house, decorated with a modern fireplace, creating a warm and welcoming atmosphere.

This level is particularly bright thanks to its large windows and benefits from direct access to an intimate courtyard.

This atypical space benefits from a quiet environment, sheltered from the hustle and bustle of the city, while remaining a few minutes from shops, transport and schools. Metros: Tolbiac (line 7) or Maison Blanche (line 14 and 7)

ENERGY CLASS F / CLIMATE CLASS C. Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between EUR2,420 and EUR3,330 per year.

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€1,580,000

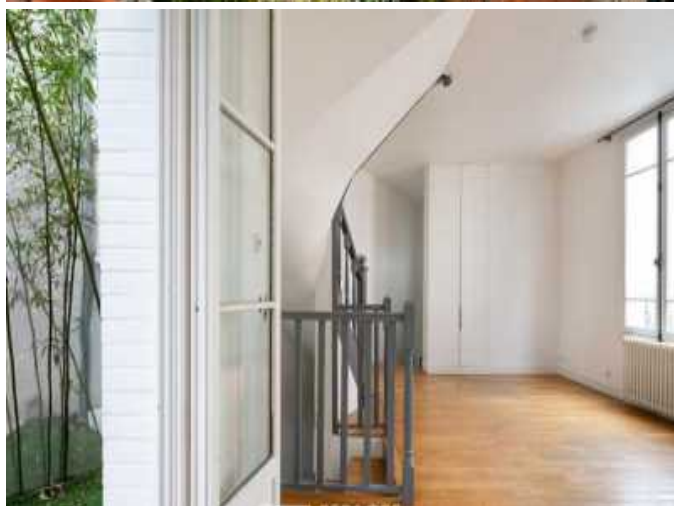
Key Information

Internal Area:	103 sqm
Has a Garden	Yes

Location: Paris Ile-de-France



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