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Building land with building permit

Bagnolet , **Seine-Saint-Denis** , **Paris Ile-de-France**



€545,000

inc. of agency fees

4 Beds 3 Baths 134.5 sqm 0.02 ha

Located in the Dhuis district, near Paris and Lilas, in the quiet of a one-way street, a building plot of 185m² with building permit accepted and purged of all appeals. The building permit project provides...

At a Glance

Reference	MFH-PARIS8202	Near to	Bagnolet	Price	€545,000
Bed	4	Bath	3	Hab.Space	134.5 sqm
Land	0.02 ha	Pool	No	Land Tax	N/A

Property Description

Located in the Dhuis district, near Paris and Lilas, in the quiet of a one-way street, a building plot of 185m² with building permit accepted and purged of all appeals.

The building permit project provides for a final house on 3 levels totaling 134m². This property set back from the street benefits from a parking space at the front and a green space of 20m², and at the rear, a terrace of 15m² and a garden of 52m².

On the ground floor, a 42m² living room with kitchen opening onto a full-level terrace, a laundry room and a

water closet completes the plan.

On the first floor, there are three bedrooms, one with a shower room supplemented by a bathroom and an independent water closet.

On the top level there is a master suite with a dressing area, a bathroom with water closet. This sleeping area is extended by a 19m² terrace facing south/west.

The work to be carried out remains the responsibility of the purchaser.

This property offers multiple layout and layout possibilities allowing you to define the spaces and the quality of the materials chosen as you wish.

A parking space completes this freehold house.

Tramway T3b: Adrienne Bolland at 700 meters

Metro line 11: Mairie des Lilas and Porte des Lilas 1km away

Metro line 3: Galliéni 1 km away

Property not subject to the DPE

Information on the risks to which this property is exposed is available on the GÉORISKS website:

RSAC: Paris

Summary

Property type:	House
Bedrooms:	4
Bathrooms	3
Price	€545,000

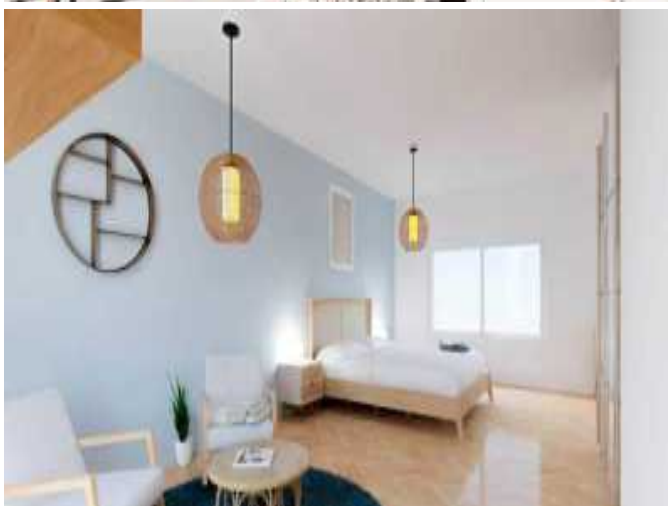
Key Information

Internal Area:	134.5 sqm
Land Area:	0.02 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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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.

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C. BAUER – Sunday Times

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