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## Apartment in the Odéon district

Paris , Paris , Paris Ile-de-France



# €648,000

inc. of agency fees

1 Beds      1 Baths      55.08 sqm

Espaces Atypiques Rive Gauche offers you a 55.08 m2 Carrez apartment in the heart of the famous Odéon district where boutiques mingle with the excitement of Parisian cafes and restaurants. This cocoon...

### At a Glance

<b>Reference</b>	MFH-PARIS9098-1	<b>Near to</b>	Paris	<b>Price</b>	€648,000
<b>Bed</b>	1	<b>Bath</b>	1	<b>Hab.Space</b>	55.08 sqm
		<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Espaces Atypiques Rive Gauche offers you a 55.08 m2 Carrez apartment in the heart of the famous Odéon district where boutiques mingle with the excitement of Parisian cafes and restaurants.

This cocoon on the first floor and by elevator asks to be reinvented and impresses with its half-moon or arched windows, a tribute to Gothic architecture.

An aesthetic asset: the rounded window brings a touch of authenticity, charm and character to the living room and redraws the straight lines.

The apartment is discovered by a corridor and develops into several well-defined spaces. A discreet kitchen also benefits from arched windows, a real common thread of the apartment which continues to the sleeping area.

A bedroom in the extension, with generous volumes, plays on two levels with its bathroom.

Metro (Odéon line 4)

Mabillon (line 10)

**ENERGY CLASS: F / CLIMATE CLASS: B.**

Estimated annual costs: between EUR1,120 and EUR1,560 per year average energy prices indexed as of January 1, 2021

- EI - : RSAC No. Paris.

Condominiums of 10 units (No proceedings in progress).

Annual expenses : 1571 euros.

### Summary

Property type:	Apartment
Bedrooms:	1
Bathrooms	1
Price	€648,000

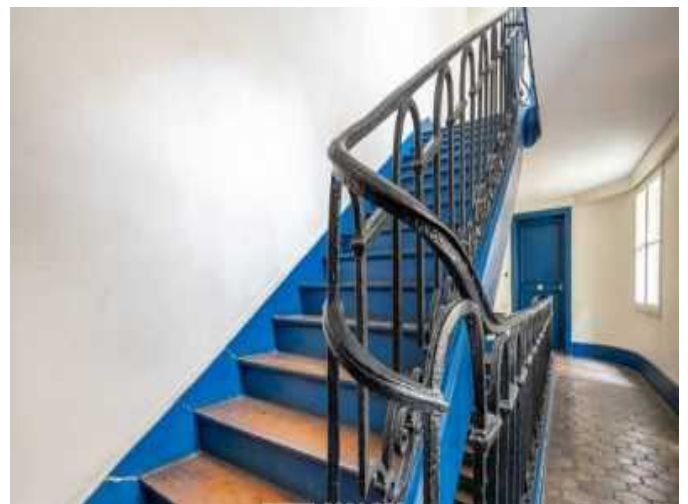
### Key Information

Internal Area:	55.08 sqm
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### Location: Paris Ile-de-France



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**C. BAUER – Sunday Times**

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