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Duplex in the center of La Défense

Courbevoie , **Hauts-de-Seine** , **Paris Ile-de-France**

€850,000
inc. of agency fees

3 Beds **2 Baths** **137 sqm**

In the heart of the Esplanade de la Défense, close to all amenities and green spaces, this duplex of 137 m2 (135 m2 Carrez) with generous volumes is located...



At a Glance

Reference	MFH-PARIS5749-C7	Near to	Courbevoie	Price	€850,000
Bed	3	Bath	2	Hab.Space	137 sqm
		Pool	No	Land Tax	N/A

Property Description

In the heart of the Esplanade de la Défense, close to all amenities and green spaces, this duplex of 137 m2 (135 m2 Carrez) with generous volumes is located on the 5th and 6th floor with elevator of 137 m2 (135 m2 Carrez) is inspired by the plans of Le Corbusier's apartment-workshop.

The entrance opens onto an exceptional living room of more than 50 m2 bathed in light, thanks to a large 5m high glass roof offering a lovely panorama without vis-à-vis.

The kitchen open to the living room with cathedral ceiling, is fully equipped and has a central island for

convivial moments. Independent toilets complete this level.

The aerial staircase leads to a mezzanine which overlooks the living room, it is currently used as an office and TV corner. We discover the sleeping area composed of a first bedroom in the second day of 10 m2, a dressing room, a walk-in shower room, a laundry area with toilet, a second bedroom of 14 m2, as well as a third of almost 19 m2 with open bathroom.

This very bright East-West crossing level offers beautiful volumes with storage.

A spacious cellar completes this property subject to the co-ownership regime.

Brightness, volume, calm are the main assets

Caretaker, heating, hot and cold water included in the amount of co-ownership charges.

Possibility of parking at the foot of the residence.

Esplanade de la Défense metro station (Line 1) 300m away

La Défense: Metro L1, T2, RER A, Tram L and U

Faubourg de l'Arche: T2

Project: Metro Line 15 West

ENERGY CLASS: D / CLIMATE CLASS: D

Estimated average amount of annual energy expenditure for standard use, established using energy prices for the year 2021: between euros1,480 and euros2,060

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

- EI - Agent Commercial - RSAC: - PARIS

Condominiums of 275 units (No proceedings in progress).

Annual expenses : 7692 euros.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	2
Price	€850,000

Key Information

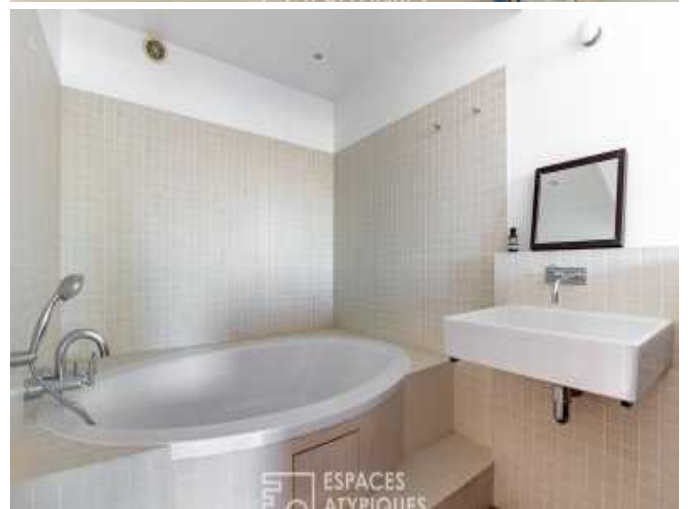
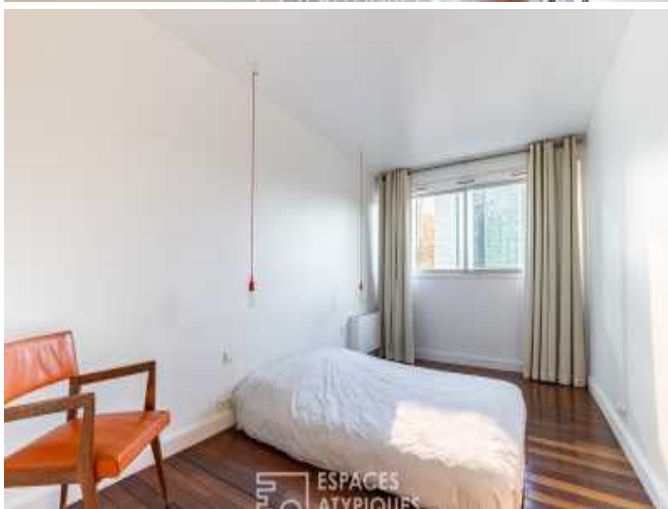
Year Built:	1973
Internal Area:	137 sqm

Location: Paris Ile-de-France



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