VENDÔME ESTATE



SOLD: CHAMPS DE MARS - 3 ROOMS - 75007

Rue de Montessuy 75007 Paris

On request

Apartment	Rooms: 3	Bathrooms: 1
65,0 m2	Bedrooms: 2	
Floor: 1		

Near the Eiffel Tower on the 1st floor with elevator of a Haussmannian building, we present this 4-room apartment of 65m2 to renovate overlooking a large courtyard of a beautiful Haussmanian building.
It consists of an entrance to a separate kitchen, a living room, 2 bedrooms, 1 office, a bathroom, separate WC.

Cellar. Full west - TO RENOVATE - TO SEE QUICKLY

The property for sale is a condominium with 2 units. The average annual charges amount to 1,200 euros, and there are no legal proceedings within the condominium. The property tax is 900 euros per year.

PRICE: 798,000 euros including agency fees (*agency fees of 38,000 euros including VAT, to be paid by the buyer). Net selling price is 760,000 euros.











Details

- Entry
- Living room
- Kitchen
- 2 bedrooms
- Bathroom
- Cellar

Additionally

- Few steps from Eiffel Tower
- Haussmanien charm
- Calm
- Looking on courtyard
- A refaire

Legal information

- **198 kWhEP/m².an (D)**
- **6 kg CO2/m².an (B)**
- Information on the risks to which this property is exposed is available on the Georisques website: www.georisques.gouv.fr**l**
- Coownership, 2 lot for sale
- Annual charges 1 200 €
- No procedure in the coownership
- Land tax 900 €/year
- PRICE : 798 000 Euros FAI*
- Agency fees 5% VAT payable by the buyer
- Netto price 760 000 euros

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