

# CLASSIC DRIVER

## Exceptional apartment with balcony for sale in Paris 6th - Saint Germain des Prés



## **Exceptional apartment with balcony for sale in Paris 6th - Saint Germain des Prés**

Price	<b>USD 4 735 770</b> EUR 3 900 000 (listed)	Location	
For sale / For rent	Buy	Bedrooms	3
Type	Apartment	Bathrooms	2
Year built	1882	Living Area	171
Countryside / Rural	No	Guest house	No
Ocean / Beachfront	No	Fitness	No
Lakefront	No	Garage	No
Urban	No	Hammam	No
Wine Country	No	Helipad	No
Equestrian	No	Lift	No
Golf	No	Pool	No
Winter sports	No	Sauna	No
Boating / Yachting	No	Staff quarters	No
Close to Airport	No	Tennis court	No
		Wine cellar	No

### Description

Exclusive to Emile Garcin - Located on the fifth floor of a beautiful 19th century building, this exceptional apartment offers 171.22 m<sup>2</sup> of living area (Carrez law) with a 13 m<sup>2</sup> balcony overlooking the monuments of Paris. This dual aspect property comprises a large reception with a row of windows (opening out onto the balcony), a dining room, three bedrooms (including a master suite with dressing room), two bathrooms (option to add a third) and a reading area. Plenty of storage facilities. Two cellars (one of which is 19 m<sup>2</sup>). Elevator access. A charming apartment located in the heart of

Saint Germain des Prés.  
Copropriété de 23 lots ().

Charges annuelles : 7800 .

Emile Garcin Propriétés

**Emile Garcin**  
— PROPRIÉTÉS —

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