







MAGNIFICENT 1925 THROUGH-FLAT FACING THE EIFFEL TOWER, 162M², DOUBLE LIVING ROOM, 2 TO 3 BEDROOMS.

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MAGNIFICENT 1925 THROUGH-FLAT FACING THE EIFFEL TOWER, 162M², DOUBLE LIVING ROOM, 2





PROPERTY FACT FILE

REFERENCE A36899BTX75

PRICE € 2,394,000

£ 0*

*agency fees to be paid by the seller

BEDROOM 3
BATHROOM 2

ACCOMMODATION 162 m²

LAND 0 m²

TOWN Paris 16e Arrondissement

DEPARTMENT

LOCATION City property

TYPE Appartement, Family Home

CONDITION Good condition

FEATURES Fiber optic, Lift

*Price based on current exchange rate which is subject to change





- Outstanding location facing the Eiffel Tower
- Excellent condition: ready to move-in
- Double reception room of 39 m² with fireplace
- 2 bedrooms, possibility to create a 3rd
- Energy rating : D

Rare! A magnificent flat in a 1925 freestone building, in perfect condition, featuring a double reception room with uninterrupted views on the Eiffel Tower, the Quais de Seine right down the building. An exceptional property in an equally exceptional setting!

DESCRIPTIF

75016 - Located on the Avenue de New York, facing the Eiffel Tower and the Seine, Leggett Prestige offers this superb 5-room flat on the 1st floor of a perfectly maintained 1925 freestone building, with lift.

General layout:

° The wide, comfortable main staircase leads to the 1st floor, where you will find a vast entrance hall opening via double doors onto the large reception room (39 m²) with its fireplace and three double-glazed windows overlooking the Quais de Seine and the Eiffel Tower. An adjoining lounge or dining room or library also offers a stunning view on the Eiffel Tower.

On the right side of the entrance is the fully-equipped kitchen (Bosch appliances), which opens onto the inner courtyard. Very bright and airy.

Opposite the entrance, a large custom-made oak cupboard/bar cleverly conceals access to the long corridor that leads to the following rooms:

- A bathroom with double wash-hand basin, walk-in shower and WC.
- Separate WC with wash-hand basin.
- Numerous built-in storage cupboards.
- The first bedroom is very bright, peacefull and overlooks the courtyard (14 m^2).
- Then there is the very bright, peacefull and cosy master double-sided bedroom, also overlooking the courtyard, It also has its own bathroom with real bath.

All the rooms offer very high ceilings (2.98 m). Herringbone parquet flooring throughout, mouldings and fireplace.

There is also access via a service staircase (door opening onto the kitchen) and a dedicated lift. A cellar compl

More Online:

https://leggettprestige.com/luxury-property-for-sale/view/A36899BTX75 COMPLETE FILE AND PHOTO ON REQUEST MAGNIFICENT 1925 THROUGH-FLAT FACING THE EIFFEL TOWER, 162M², DOUBLE LIVING ROOM, 2 TO 3 BEDROOMS....

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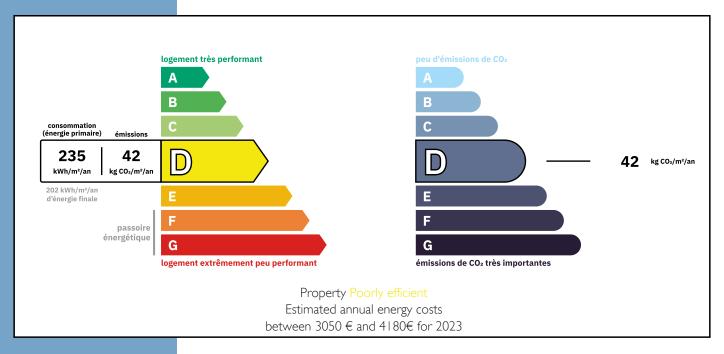


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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

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ENERGIE-DPE



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CONTACT

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