

Two-bedroom apartment in Musicians Quarter

€550,000

Musicians Quarter · 2 bedrooms · 66 m² in size



Description

In the charming residential area known as the musicians' quarter, just a short distance from Boulevard Victor Hugo, lies a beautifully restored building dating back to 1897. Within this historic structure, a fully renovated three-room apartment awaits, offering a blend of modern comfort and classic elegance.

The renovation has been carried out with high-quality materials that respect the building's original architecture. The kitchen and bathroom feature a natural elegance with varnished earthenware surfaces and countertops, complemented by satin copper effect taps and handles. The flooring in these areas is adorned with tiles in natural shades, while the other rooms boast authentic parquet flooring that has been carefully sanded and varnished to preserve its timeless appeal.

The apartment's layout includes an entrance with a guest toilet, leading to a spacious living room with an open-plan kitchen. Two bedrooms provide comfortable accommodations, and the bathroom is equipped with a bathtub and double sink, offering both functionality and style.

Fees payable by the seller.

Key details

Surface area	66 m²
Bedrooms	2
Floor	1st
Lift	Yes
Outside space	No

DPE (Energy)

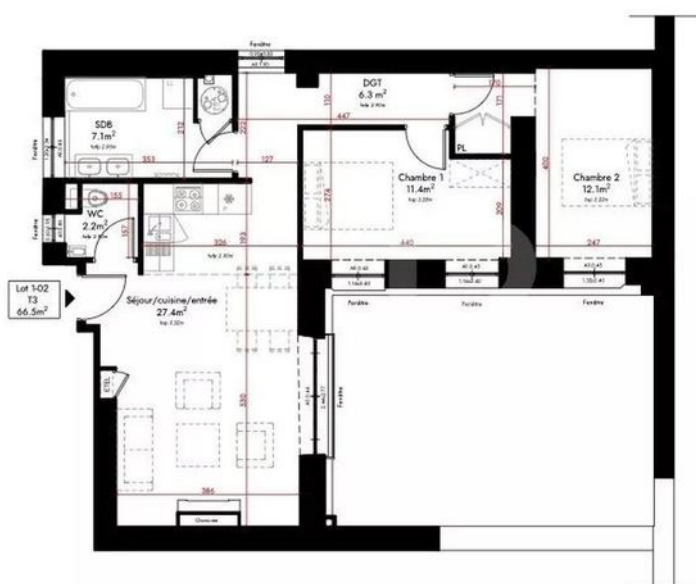
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GES (Emissions)

NS

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ETAGE	LOT	TYPE
R+1	1-02	T3

Plan de niveau :
R+1



TABLEAU DES SURFACES

Surfaces habitables projetées :	
SEJOUR-CUISINE-ENTREE	27.4 m ²
CHAMBRE 1	11.4 m ²
CHAMBRE 2	12.1 m ²
DGT	6.3 m ²
SDR	7.1 m ²
WC	2.2 m ²

TOTAL HABITABLE	66.5 m ²
Surface annexe :	0,0 m ²

Légende

ETEL	Tableau électrique
SDR	Salle de bain
SDE	Salle d'eau
AI	Hauteur d'allège
HSP	Hauteur sous plafond
HSPF	Hauteur sous faux plafond
HSPD	Hauteur sous porte
F	Réfrigérateur
LL	Lave-linge
SS	Sèche-servelette
PL	Placard
MEC	Salon d'eau chaude

Le présent projet exprime les dispositions générales du lot. Les villes, dépendant de celui-ci, de prendre en compte l'usage de celui-ci. Ces villes, et dans les surfaces, sont indiquées et sujettes à modification en fonction notamment des révisions techniques, des vérifications des vendeurs des acteurs en cours de chantier, et de l'avis et des demandes des services de l'urbanisme, des services de la DRIAC et de l'architecte des Bâtiments de France.