Two-bedroom apartment in Musicians Quarter

€1,229,000

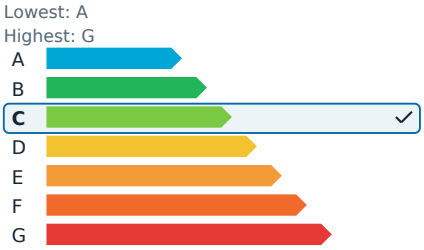
Musicians Quarter · 2 bedrooms · 123 m² in size

Key details

Surface area	**123 m²**
Bedrooms	**2**
Floor	**Ground**
Lift	**No**
Outside space	**No**

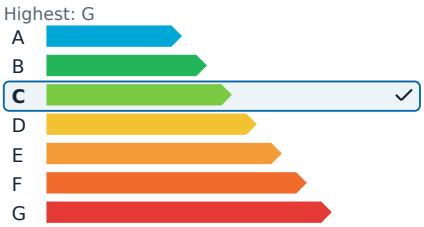
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **C**

Lowest: A
Highest: G



Description

This luxurious apartment, renovated in 2024 with high-quality materials, offers an exceptional living experience in the desirable Musiciens district, just meters from Boulevard Victor Hugo. Covering 123 square meters, the residence is part of a small co-ownership of 10 units and is situated on a high floor with an elevator. The property features an impressive east-west orientation and a ceiling height of 3 meters, enhancing its spacious feel.

Currently designed with three rooms, the layout can easily be adapted to include a third spacious bedroom. The heart of the apartment is a nearly 50-square-meter living area with an open kitchen, providing a refined and comfortable space for both relaxation and entertaining. The location is ideal, being just a short walk from the Alsace-Lorraine tram station and only five minutes from the iconic Promenade des Anglais, offering a vibrant urban lifestyle.

Comfort is prioritized with reversible air conditioning, double glazing, and central heating. A large cellar adds to the appeal of this rare property that seamlessly blends bourgeois charm with modern amenities.

The monthly co-ownership charges are approximately €330.

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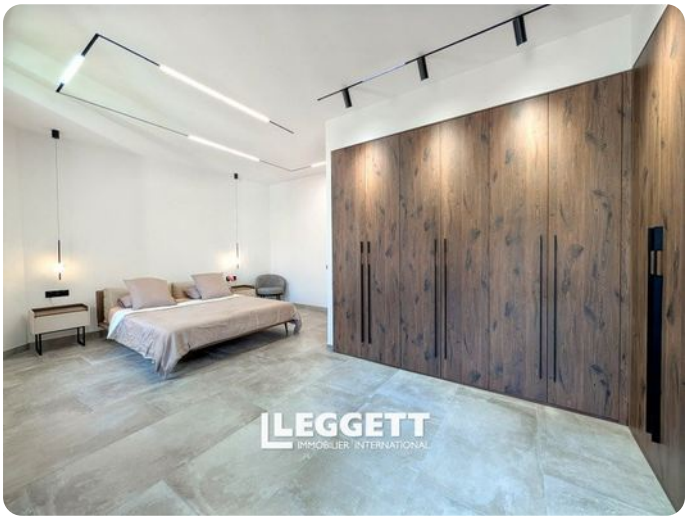

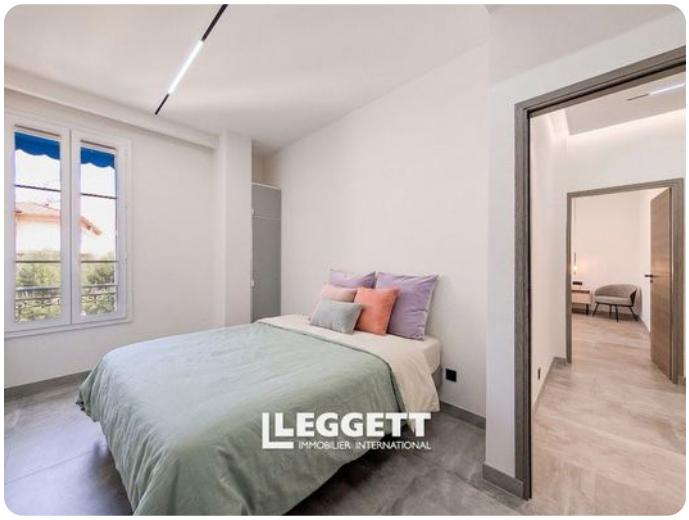

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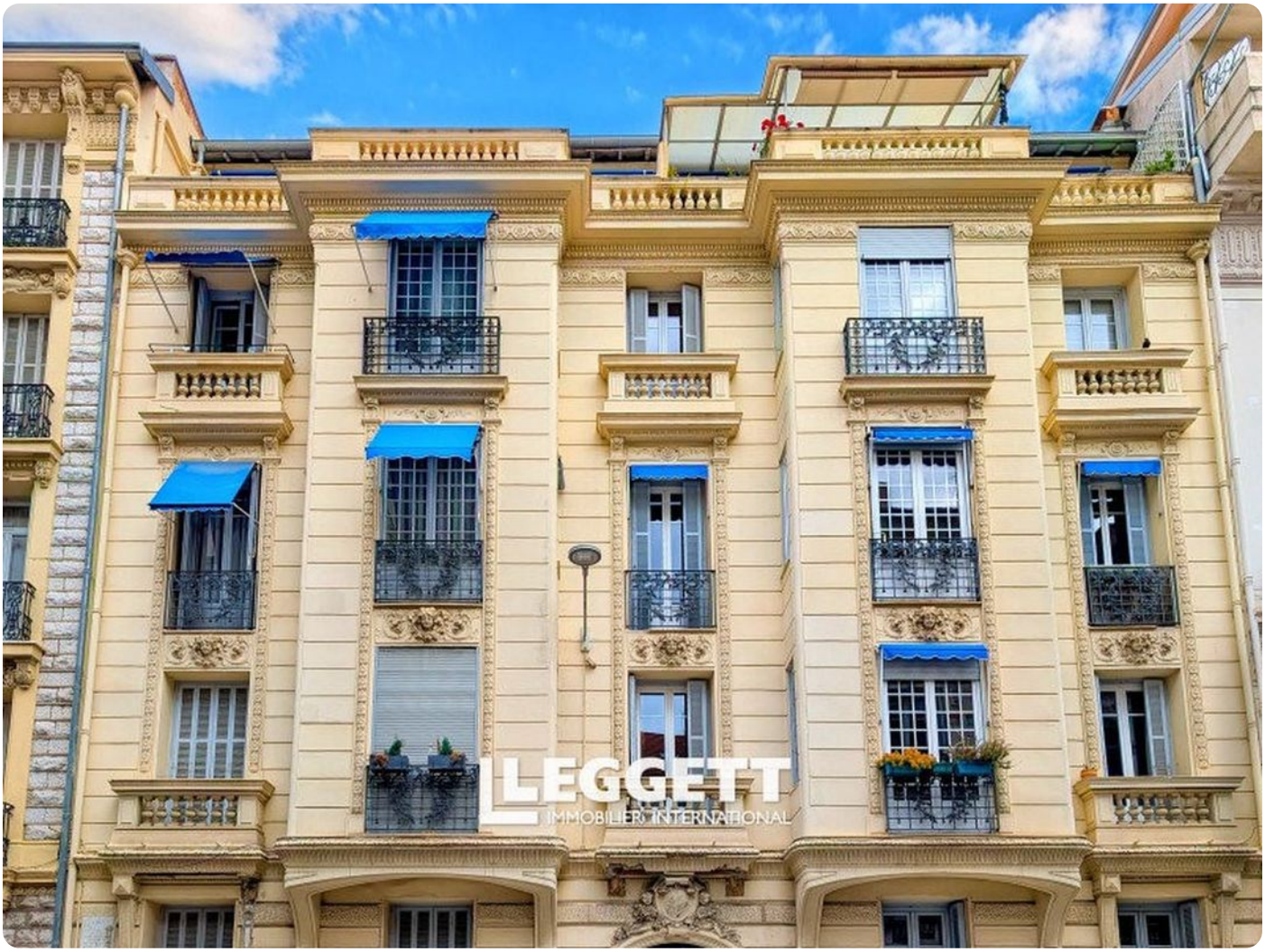
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