

# KASHA

PARIS



## COURTY

Perfect Pied-à-Terre, Paris 7

A luxurious 2-bed, 2-bath Haussmann gem in Paris' 7th district, near Boulevard Saint-Germain. This 750 sq. ft. apartment combines timeless charm—herringbone floors, original moldings, and a fireplace—with modern elegance, featuring a high-end kitchen and marble baths. Bathed in light with open views, it's steps from the Seine, Musée d'Orsay, and chic boutiques. Rare and refined.

- 4<sup>th</sup> floor
- 3 rooms
- 2 bedrooms
- 68 m<sup>2</sup> loi Carrez
- 68 m<sup>2</sup> surface area

**1 950 000 €**

Non-contractual document

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COURTY

1 950 000 €

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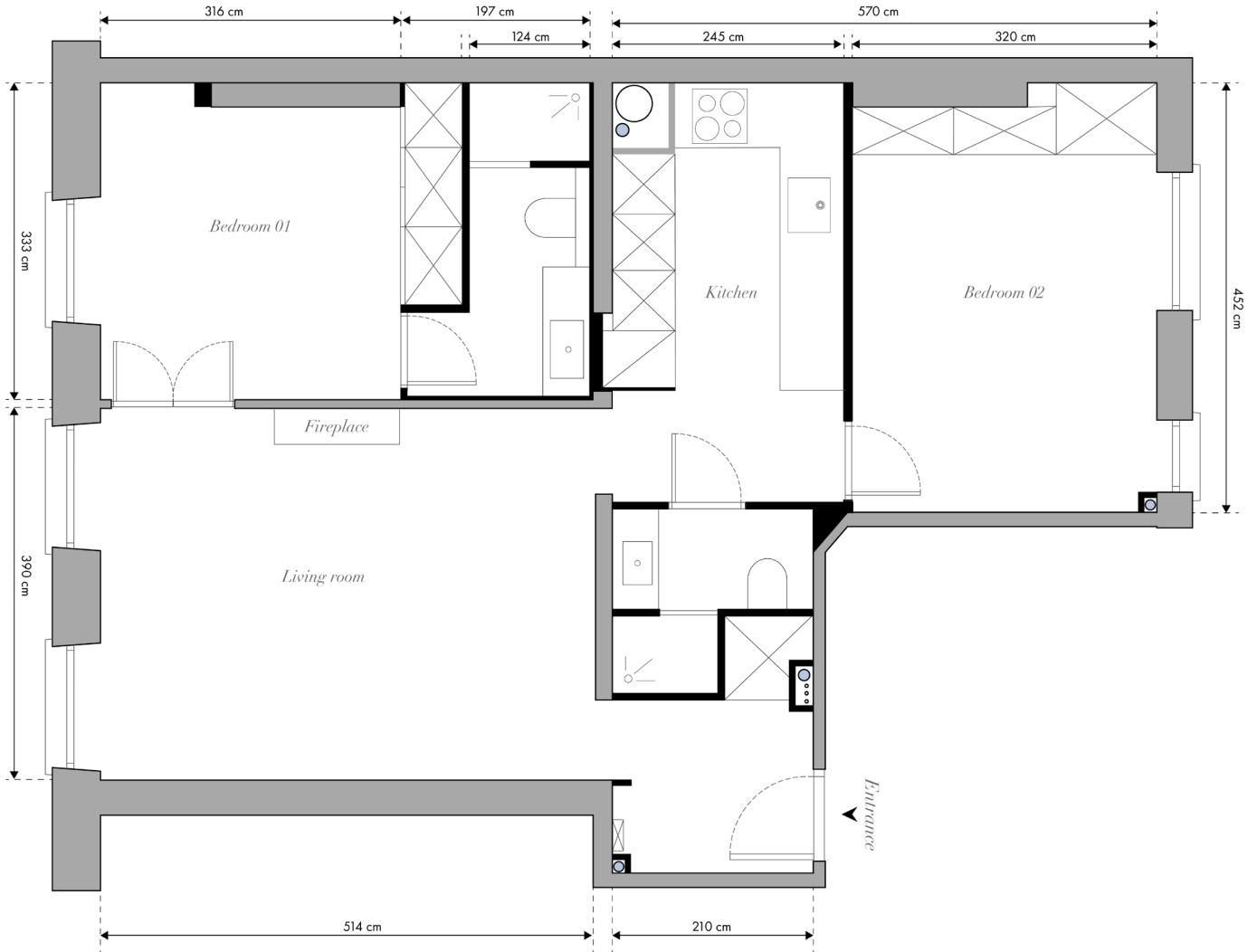


COURTY

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COURTY

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### THE APARTMENT

- 68 m<sup>2</sup> loi Carrez
- 68 m<sup>2</sup> surface area
- 4<sup>th</sup> floor
- 3 rooms
- 2 bedrooms
- 2 shower rooms

### THE BUILDING

- Solferino
- Elevator
- Digicode
- Caretaker

### ADDITIONAL

- Basement

### TAXES AND FEES

- Building charges: 4880 € yearly
- Property tax: 1818 € yearly

**1 950 000 €**

Agency fees to the charge of the seller

The property is subject to the co-ownership status that is made of 48 lots

The average annual amount of the percentage share of the planned budget related to the current expenses is 4 880 €

The condominium association is not subject to a distress legal procedure

Informations on the risks to which this property is exposed are available on the Géorisques website [georisques.gouv.fr](http://georisques.gouv.fr)

