4 rooms in Carre d'Argent

€788,000

Carre d'Argent · 4 rooms · 106 m² in size

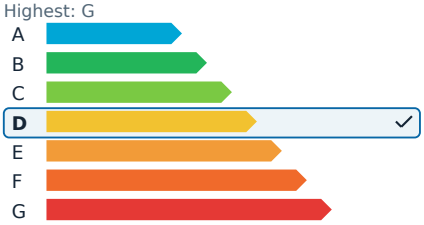


Key details

Surface area	**106 m²**
Rooms	**4**
Floor	**6th**
Lift	**Yes**
Terrace	**Yes**
Cellar	**Yes**
Annual charges	**€8,048 /yr**

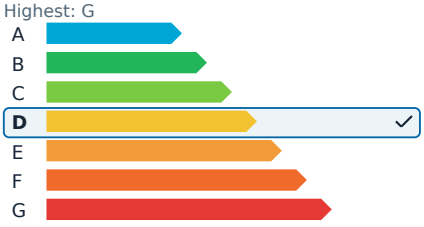
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **D**

Lowest: A
Highest: G



Description

This premium apartment, recently renovated, features an exceptional 60 m² terrace on the top floor, offering a peaceful retreat in the heart of the city center. The terrace is a standout feature, providing a private and serene space with a clear view of the surrounding hills. It's equipped with a jacuzzi, television, outdoor furniture, numerous planters, and even a vegetable growing area, making it a perfect spot to enjoy the sun throughout the day and stunning sunsets in the evening.

Inside, the apartment is designed for comfort and practicality. The entrance leads to a laundry room, separate toilets, and a bedroom with direct access to the terrace. The spacious 45 m² living room is filled with natural light from the large bay windows and includes a cozy living area, a dining room, and an open kitchen, all seamlessly integrated. The layout has been thoughtfully renovated to ensure smooth movement and harmony throughout.

The sleeping area is functional and includes two bedrooms, a bathroom, a shower room, and ample storage space. The location is highly desirable, with all amenities and transport options, including two tram lines to the port and the airport, right at your doorstep. The Carré d'Or is conveniently located just across the street, and terraces like this are a rare find in the city center.

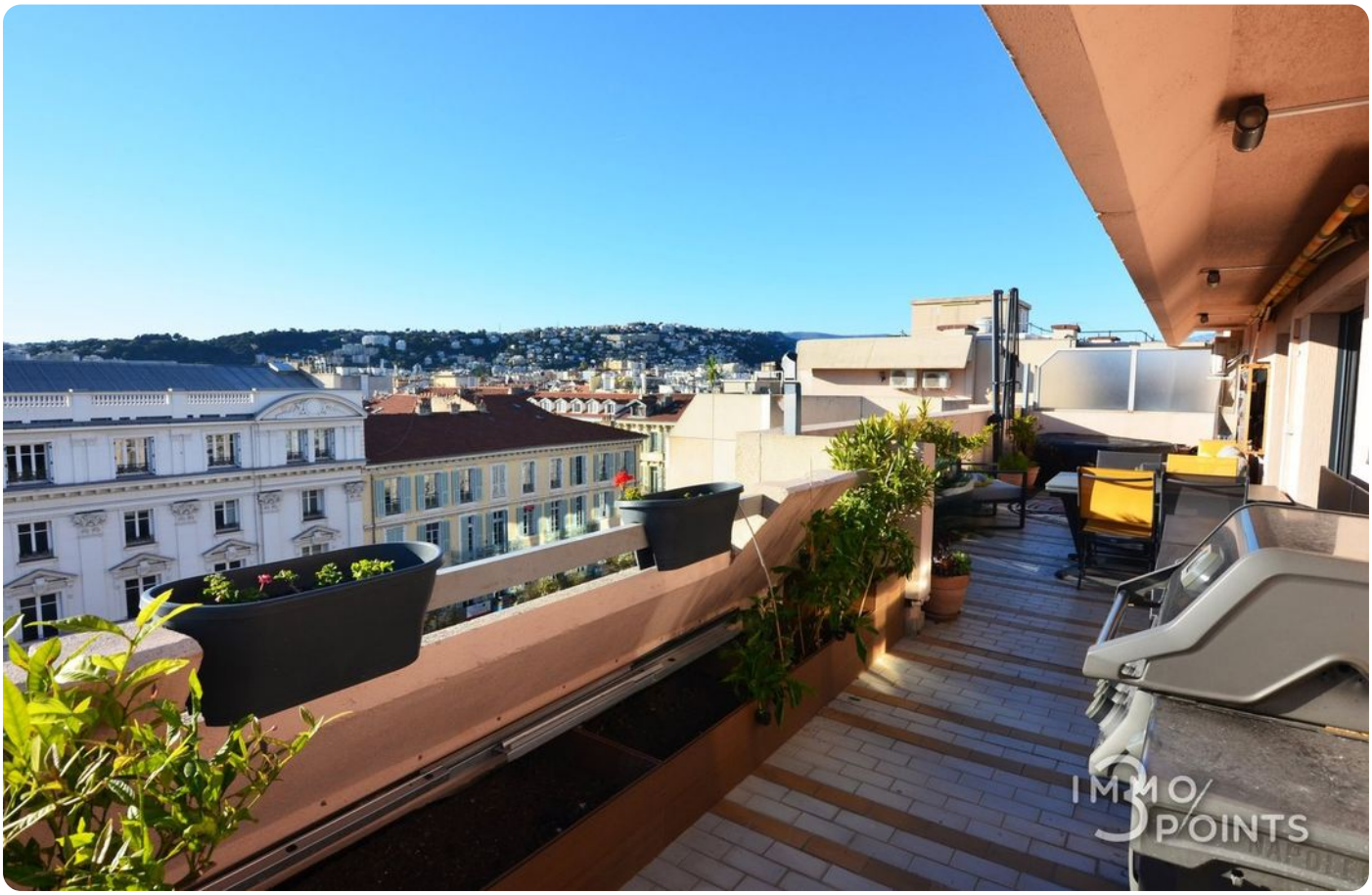
Additional features include a cellar on the third floor, direct elevator access to a basement parking lot (available for rent), and a secure residence with a guardian. Hot water, cold water, and heating are included in the charges. The property is under a long-term lease running until July 2074.

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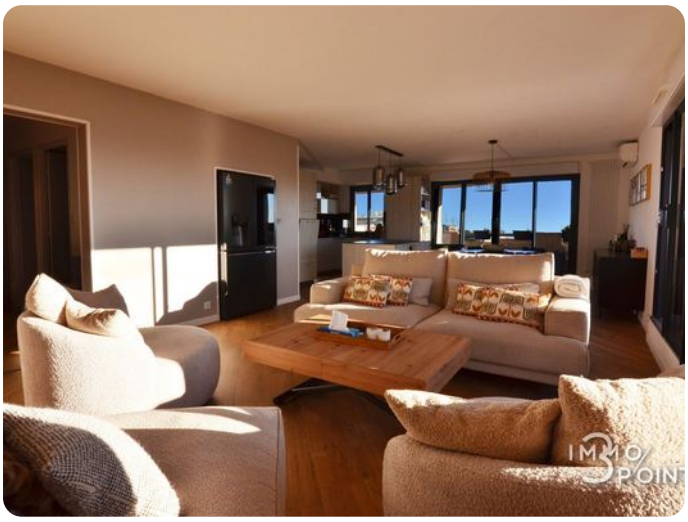




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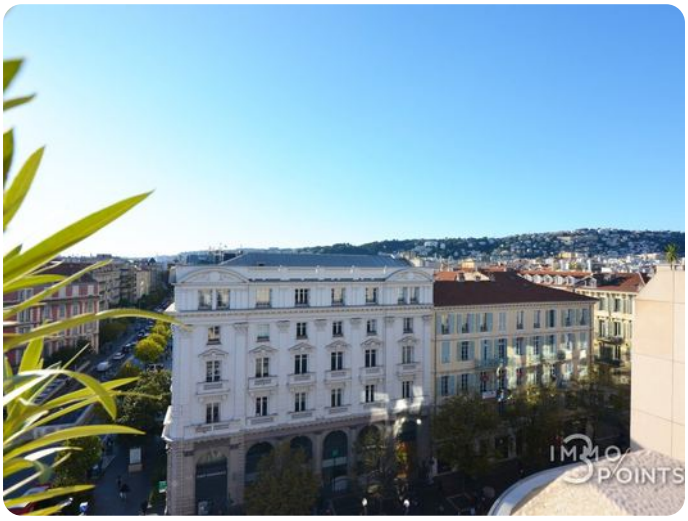
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