



RARE PEARL AND PRESTIGIOUS ADDRESS ILE  
SAINT LOUIS, PARIS 4, LARGE RENOVATED  
STUDIO/AC, 38M2 , SEINE VIEWS.

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LARGE RENOVATED  
STUDIO/AC, 38M<sup>2</sup>, SEINE...



PROPERTY FACT FILE	
REFERENCE	A22785CCH75
PRICE	€ 950,000 £ 0* *agency fees to be paid by the seller
BEDROOM	1
BATHROOM	1
ACCOMMODATION	38 m <sup>2</sup>
LAND	0 m <sup>2</sup>
TOWN	Paris 4e Arrondissement
DEPARTMENT	
LOCATION	0-2KM to amenities
TYPE	Appartement, Family Home
CONDITION	
FEATURES	River Frontage, Double glazing, Riverside
*Price based on current exchange rate which is subject to change	



- Prestigious address on Ile Saint Louis
- Historical building from 1740
- Fully renovated by Interior architect
- Four large windows overlooking Seine River & Quays
- Built in air conditioning

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Paris 4, Ile Saint Louis, a Prestigious address, Quai de Bourbon.  
In an historic 4-storey building dating from 1740, this property is  
located on the 3rd floor, accessible via the staircase to the common  
areas.

A large studio fully renovated by an interior designer, with a total floor

## DESCRIPTIF

Details, surfaces and miscellaneous :

Paris 75004-Ile Saint Louis/Quartier Notre Dame.

A prestigious address on Quai de Bourbon, a few steps from the  
studios of renowned sculptors Camille Claudel and Auguste Rodin.  
Quai de Bourbon is located at the western end of Ile Saint Louis. It  
runs along the Seine from the northern end of Rue des Deux Ponts to  
the southern end of Rue Jean-du-Bellay.

Most of its buildings are listed private mansions, which have been  
home to numerous historical figures, artists and politicians. Quai De  
Bourbon was built between 1614 and 1646 under its current name. It  
was renamed "Quai de la République" in 1792 during the Revolution,  
and then "Quai d'Alençon". A prefectoral decree of April 27, 1814  
restored its name to "Quai Bourbon".

Ideally located at number 1 Quai de Bourbon, in an historic 4-storey  
building dating from 1740, in a 4-unit micro-co-ownership, with only  
one apartment for each floor, this property is nestled on the 3rd  
floor, accessible via the staircase in the communal areas.

The exclusive sale of this apartment concerns lot N°5, with a total  
floor area of 38.12m2 Loi carrez, comprising: a living/dining room and  
fitted kitchen (19.72m2), an alcove bedroom ( 11.6m2), a bathroom  
with bath tub/shower fixture and WC (5.82m2), as well as a  
storage/dressing cupboard ( 0.98m2), and 190/1,000èmes of the  
general common areas.

This characterful property has been completely renovated by an  
interior designer, who has optimized its living

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A22785CCH75>

COMPLETE FILE AND PHOTO ON REQUEST



LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

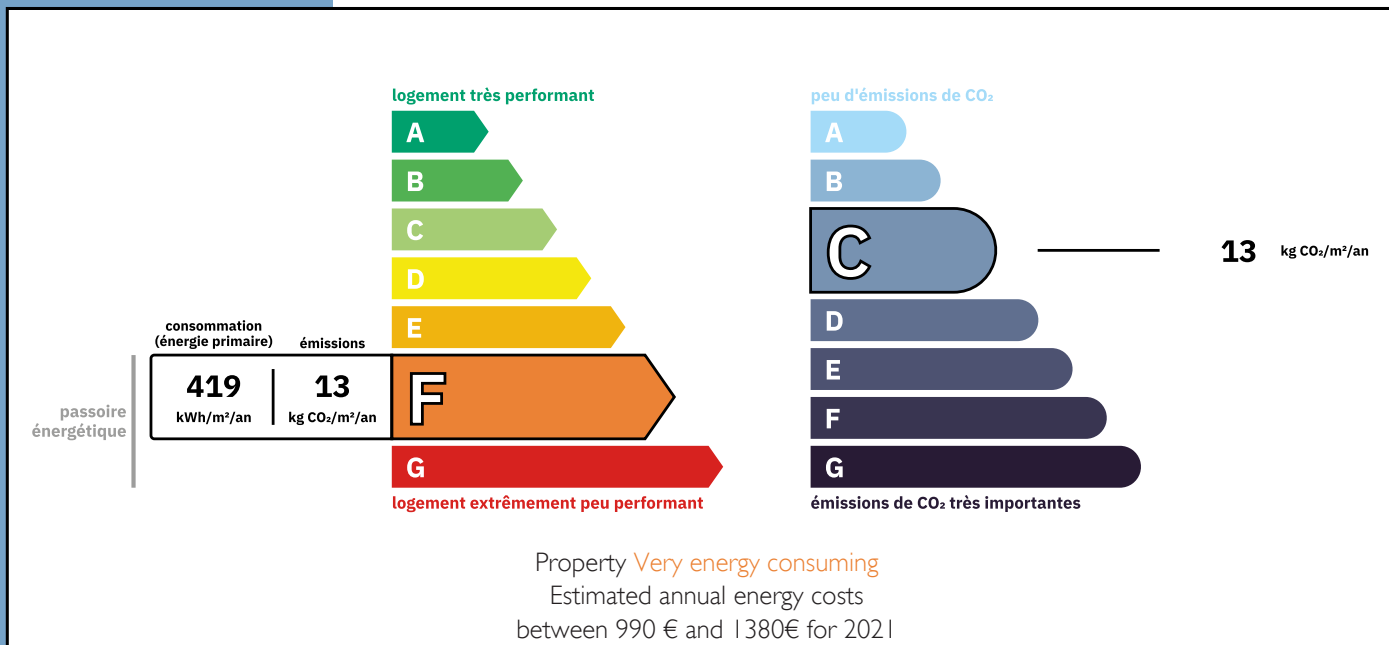
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Information about risks to which this property is exposed is available on the Géorisques website :  
<https://www.georisques.gouv.fr/>

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## ENERGIE-DPE



## NOTICE

Leggetts, their client and any joint agents give notice that:

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

## CONTACT

Réf :A22785CCH75  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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