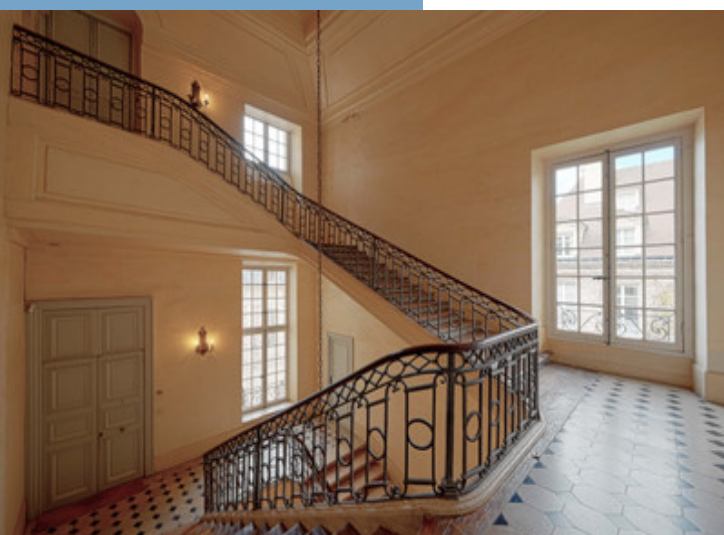




EXCEPTIONAL: PLACE DES VOSGES, PAVILLON  
DE LA REINE, DUPLEX, 6 ROOMS, 237M2,  
TERRACE, PANORAMIC VIEWS.

EXCEPTIONAL: PLACE DES  
VOSGES, PAVILLON DE LA  
REINE, DUPLEX, 6 ROOMS,  
237M2, TERRACE,  
PANORAMIC VIE...



## PROPERTY FACT FILE

REFERENCE	A28353CCH75
PRICE	€ 4,400,000 £ 0* *agency fees included: 4 % TTC to be paid by the buyer (4 230 670 EUR hors honoraires)
BEDROOM	4
BATHROOM	3
ACCOMMODATION	237 m <sup>2</sup>
LAND	5 m <sup>2</sup>
TOWN	Paris 3e Arrondissement
DEPARTMENT	
LOCATION	Town property
TYPE	Appartement, Family Home
CONDITION	Good condition
FEATURES	Panoramic views, Historic property

\*Price based on current exchange rate which is subject to change





- Exceptional location, Prestige address
- Remarkable 17th century building
- Large duplex, 3rd and 4th, top floor
- Panoramic views of Place Royale and its gardens
- Private terrace on the roofs

EXCEPTIONAL: PLACE  
DES VOSGES, PAVILLON  
DE LA REINE, DUPLEX, 6  
ROOMS, 237M2, TERRACE,  
PANORAMIC VIE...

Ref : A28353CCH75

On the Prestigious and Highly coveted Place des Vosges, Leggett Immobilier Prestige presents this rare property, located just a few steps from the Pavillon de la Reine, a remarkable 17th century building.

Accessed by a grand staircase, this characterful duplex apartment is

## DESCRIPTION

Surfaces and miscellaneous:

PARIS 75003-Place des Vosges/Quartier Les Archives-

A rare and exceptional property, a prestigious address, in the heart of the Royal Paris from 17th century.

The Place des Vosges, classified as historical monument, is one of the architectural gems of the capital and also emblem of the Marais district, between the 3rd and 4th arrondissements.

Designed according to a square plan, the square is surrounded by thirty-six pavilions housing high arcades, mixing limestone and red bricks, bluish slates and sloping roofs, windows with latticework and chainages. In the center, a gated garden of more than one hectare is an ideal place for a walk.

Symmetrical to the King's Pavilion, the Queen's Pavilion was built between 1605 and 1608, on a plot of 700m2.

Its first floor includes three arches, the central one being larger than the lateral ones, and these three arches allow to connect the Place des Vosges to the Rue de Béarn.

The Pavillon de la Reine is home to a renowned 5-star Palace hotel and a number of high-class private apartments.

An impressive grand staircase leads to the 3rd floor where the apartment is located.

This property of character in Duplex, on the 3rd and 4th last floor, with a total floor area of 237m2 (193 m2 Carrez Law, consists of 6 rooms including:

Large entrance (12,8m2) entirely covered with Burgundy stone.

Reception room (38,32m2) with fireplace, exposed beams, cathedral high ceilings and two South facing "Oeil de bœuf" window...

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A28353CCH75>

COMPLETE FILE AND PHOTO ON REQUEST



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

UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

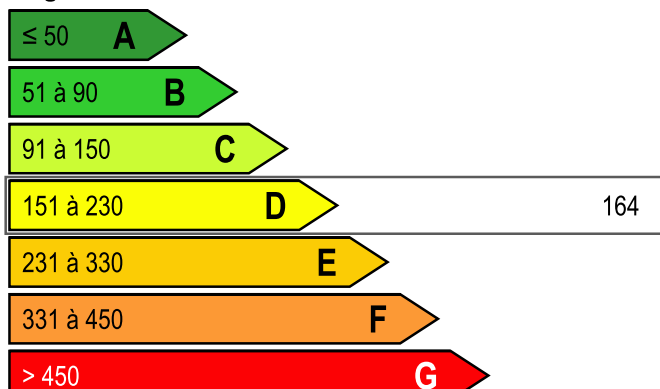
EXCEPTIONAL: PLACE DES  
VOSGES, PAVILLON DE LA  
REINE, DUPLEX, 6 ROOMS,  
237M2, TERRACE, PANORAMIC  
VIEW...

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

Ref : A28353CCH75

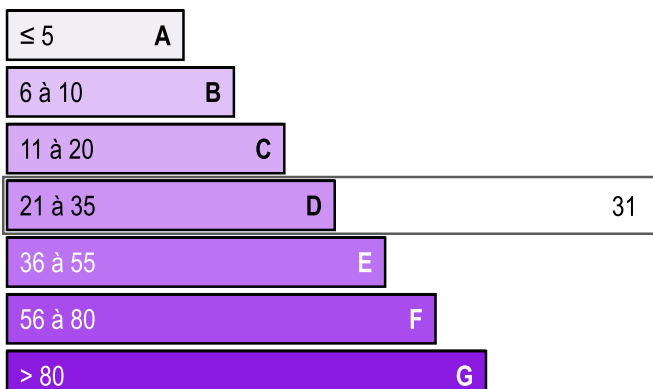
## ENERGIE-DPE

### Logement économe



### Logement énergivore

### Faible émission de GES



### Forte émission de GES

## NOTICE

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2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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 : A28353CCH75  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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