

Ref. 30537

2 bedrooms

Paris 75008

€5,100 / Month (maintenance charges included) Available: Aug 30, 2019

rue Pierre Charron, 75008 Paris

2 bathrooms, 2 wc |90 m<sup>2</sup>/969 sq. ft.

5th floor with elevator

Paris Furnished apartment Paris 8th district

Champs-Élysées / Etoile / Victor Hugo

Franklin-Roosevelt metro 1 metro 9

## Specifications

- **Security Deposit:** €10,200
- **Heating:** private electric
- **Water:** private (electric hot-water heater)
- **Gardien:** no
- **Balcony:** no
- **Garden:** no
- **Furnishings:** Classic
- **Neighborhood:** central
- **Parking:** no
- **Double-glazing:** none

## Description 2 bedrooms in Paris

Situated in the heart of the "Triangle d'or", close to the Champs Élysées, the palace hotels and the Seine river, this two bedrooms, two bathrooms apartment offers a large terrace where one could read on a lounge chair, eat out with friends or enjoy gardening. The living room is richly...

### Sleeping

- 2 bedrooms

### Cooking

- Separate eat-in Kitchen
- Dishwasher
- Microwave

### Multimedia

- Internet settled
- TriplePlay included
- 1 TV



## Storage

- Storage
- Cellar
- Washer dryer



## Neighborhood

**Champs-Élysées / Etoile / Victor Hugo**

With a length of 1,910 meters and a width of 70 meters, the Champs Elysées is home to a lively business district on one side and luxury hotels and stately buildings on the other. This famous boulevard stretches from the Place de la Concorde to Étoile and has a central place in the history of Paris. With its luxury shops, famous performance venues (i.e. Lido), elegant cafes (i.e. Fouquet's) and more, many expatriate professionals choose this neighborhood for its mix of business and luxury.

## Transports

- Franklin-Roosevelt metro metro 1 metro 9

## School(s) nearby:

- College Eurécole
- Liceo italiano Leonardo da Vinci (Italian Secondary School)
- Ecole Suédoise de Paris (Svenska skolan i Paris)

## Tenant Services and Fees

### Classic Rental Package

**Rental period less than one year: €6,120 TTC (20% VAT included)**

(one month rent + 20% VAT = 1.2 months rent VAT included)

**Rental period equal to or more than one year: €8,812.80 TTC (20% VAT included)**

(12% of yearly rent + 20% VAT = 14.4% of yearly rent VAT included)

## Energy Efficiency Rating

Not Yet Online

### DPE (Energy Performance Certificate)

Economic housing

Energy-greedy housing

in kWhEP/m<sup>2</sup> year

### GES (Greenhouse gas)

Low greenhouse gas emissions

High greenhouse gas emissions

in kg CO<sub>2</sub>/m<sup>2</sup> year