



Apartment

STRASBOURG (67)

474 000 €*

* Agency fees to be paid by the seller



64 m²



3 pièce(s)



2 chambre(s)

PROPERTY DESCRIPTION

STRASBOURG, 3-room apartment with garage, terrace, 2 bedrooms, 1st floor.

Live in a popular area, between the city center and major prestigious institutions, close to all services. An exceptional residence that preserves privacy, in a preserved and enhanced environment.

This exceptional residence naturally offers luxury services.

At the entrance to Strasbourg, the residence is at the center of everything. The city center is 5 minutes away by tram and bike. The TGV station is only 2 km away. By car, Tivoli 48 is less than 1 minute from the A35/E25 motorway. The international airport is 17 minutes away.

This address is connected to all the services you are looking for: Edouard Branly kindergarten and elementary school, Kléber college and high school, cultural and sports facilities, Le Maillon theatre, music and convention center, weekly markets, shops... So many assets which make the Tivoli a very sought-after district, both peaceful and urban.

An ideal living environment just waiting for you!

I offer you this beautiful 3-bedroom apartment of 63.59 m² with a living room/kitchen of 27.51 m², 2 beautiful bedrooms, 1 terrace of 12.91 m²... This accommodation meets the latest construction and financing standards... Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

For more information about this property, please contact our English-speaking staff by telephone (0033499 614472) or e-mail (<[>http://www.capifrance.co.uk](mailto:)> >www.capifrance.co.uk Estate Agency CAPIFRANCE – We look forward to finding you your dream home!



Michel AYOUN

**MITTELHAUSBERGEN
(67206)**

Agent

RSAC : 320 726 250 00097

Courts service city :
STRASBOURG

(+33)6 59 48 90 90

LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 304121
Property type Apartment
Floor number 1
Exposure ND

SURFACES

Living space 64 m²
Surface Carrez Law 64 m²

CONDOMINIUM INFORMATION

Condominium property Yes

COMPOSITION

Number of rooms 3
Number of bedrooms 2
Terrace 1

APPENDIX

Parking garage
Parking space 0
Garage 1
Videophone Non



CAPIFRANCE
639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
CS 70058 34 473 Pérols Cedex
RCS de Montpellier n° 441 338 985
SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle