

Cormeilles en Paris ( 95240)- T2 apartment with 1 bedroom in a luxury residence with Fitness. Delivery 2024

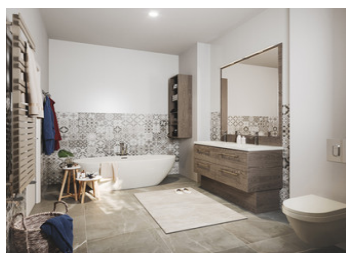
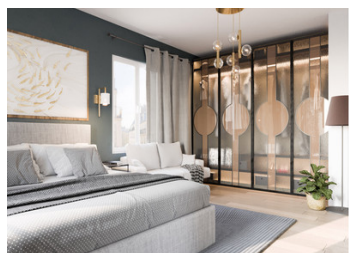


## INFORMATION

|             |                       |
|-------------|-----------------------|
| Town:       | Cormeilles-en-Parisis |
| Department: | Val-d'Oise            |
| Bed:        | 1                     |
| Bath:       | 1                     |
| Floor:      | 53.77 m2              |
| Plot Size:  | 0 m2                  |

## IN BRIEF

CORMEILLES IN PARISIS (95240). 1 Bedroom-53,77 m2. See Floor plan online. In an exceptional living environment at the gates of Paris (18 min from Paris St Lazare train station), residential area on the edge of the Cormeilles en Parisis forest, you will be seduced by this new T2 apartment (1 bedroom) of 53,77m<sup>2</sup> with private parking in an intimate luxury residence. Floor plan available. Discover this superb duplex with quality finishes for absolute comfort. This resolutely optimized property includes an entrance opening onto a beautiful contemporary space, a large living room bathed in south-facing light, with a view of the wooded environment of the residence, a dining room, a kitchen, one beautiful bedrooms with dressing rooms, one shower rooms and separate toilets. The real asset of this residence: the fitness area to preserve form and conviviality on a daily basis!

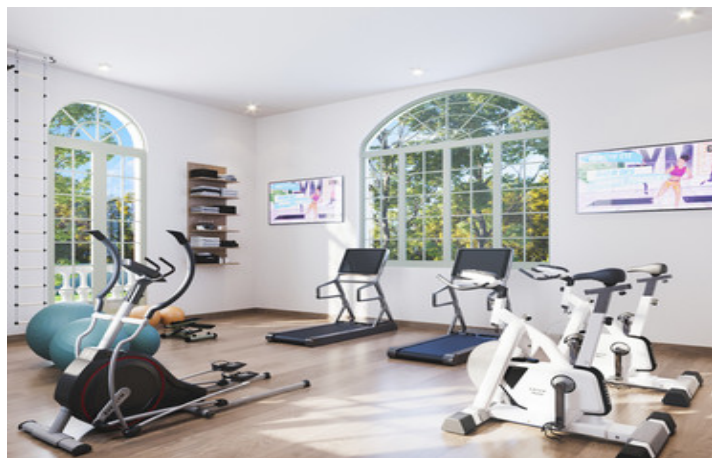


## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

### THE APARTMENT.

T2 réf 11571

#### Rooms:

Entrance: 3,90 m<sup>2</sup>

Living Room / kitchen: 29,64 m<sup>2</sup>

Bedroom 123,50 m<sup>2</sup>

Shower room : 4,55 m<sup>2</sup>

WC : 2,17 m<sup>2</sup>

Living area m<sup>2</sup> = 53,77 m<sup>2</sup>

This property offers all the modern lifestyle essentials, contributions to its enjoyment includes large bay windows for bright interiors, outside space, parking space, ease of management and maintenance, bicycle storage room, peacefulness due to the acoustic screed and quality double glazing, intelligente House with home automation, fitting to personalise including flooring and bathroom combining quality and design, enhanced security with access protected by videophone, digital entry code system & electric badges, bicycle storage room, controlled monthly charges including lifts + maintenance of commons areas + central heating and cooling city network, high speed fibre optic internet, greener surroundings with landscaped gardens, positive impact on the through reduces energy consumption.

### THE RESIDENCE.

Lovely views facing the West of Paris and on the edge of the Corneilles-en-Parisis forest, the Domaine Naturé Seine is small and rather intimate estate, designed with a village spirit in mind.

An elegant low stone wall borders the estate with a large iron gate that opens onto planted paths and its paved entrance, which enrich the authentic architectural style of this beautiful residence filled with character.

The old stone buildings and its wooded surroundings make Corneilles-en-Parisis one of the most sought-after towns in the Ile-de-France.

The charm and authenticity of this suburban

## NOTES