



### T3 - 74 m<sup>2</sup> - 13005

Bathrooms **2**  
Bedrooms **2**  
Energy Consumption **A**  
Gas Emission **A**

Specifications **Electric heating**

Réf. : 13004387

Mandate : 581

**335 000 €**

Eugène Pierre, combining Haussmannian volumes and a refined and chic style, this three-room apartment of 74 m<sup>2</sup> has been completely redesigned by a renowned decorator. It offers beautiful contemporary amenities with a large living room of 29 m<sup>2</sup> overlooking green gardens and its open marble kitchen, a laundry room. On the night side, 2 beautiful rooms treated as suites, including shower room and bathroom. The renovation is meticulous, the choice of materials also and the spaces are worked to optimize storage and comfort, giving a chic and cosy atmosphere. A balcony and a cellar complete the package.

The 5th is a small urban district comprising the Baille, Camas, La Plaine, La Conception, St Pierre, and part of the Menpenti district. Popular with students, it is home to: the Marseille Faculty of Medicine and Pharmacy (CHU de la Timone), the Physiotherapy school, the School of Journalism and Communication. With its young and trendy population, attracted by the alternative side of the La Plaine district, or the chic and bohemian atmosphere of the Camas, the 5th arrondissement seduces for its village atmosphere and its quality of life. Also appreciated by young couples and dynamic executives, the Camas is one of the best served districts of Marseille, enjoying the advantages of the city centre without suffering the disadvantages, with many local shops and, in the heart of the city, the Saint-Michel Church, a small neo-Gothic jewel. During the Second Empire, it was the subject of a vast urban planning project initiated by André and Nicolas Chave in order to welcome the Marseille bourgeoisie in wealthy and typical buildings "the 3 windows"...

**+33 (0) 674 340 680**

**[contact@casaloft-immobilier.com](mailto:contact@casaloft-immobilier.com)**

---

Casaloft immobilier - Roucas-Blanc, 13007 Marseille, FRANCE





