

Living the high life in Montmartre

Green space is pretty scarce in Paris, especially when compared to London, so here's an unusual pocket of privacy in the city of love

In our increasingly overpopulated cities, there are few things more valuable than green space. It's seen as a luxury in many of the world's cities, but nowhere values it more highly than Paris. Only 9.4 per cent of the entire landmass of Paris is occupied by open or green space, compared to 19.7 per cent in New York and 38.4 per cent in London (our capital is actually the third greenest city of its size in the world, according to a City of London report).

It follows that Parisian properties with private gardens are something of a rarity, with many central properties restricted to sharing garden squares and roof terraces. This makes this one-bedroom apartment, which has just entered the market in the historic 18th arrondissement, a real gem for Paris-based property agent Vingtt Paris. Its private garden is actually bigger than the apartment, measuring 484sqft to the property's 441sqft. Nevertheless, it comes with a fully-



MONTMARTRE JUNOT GARDEN, PARIS, €455,000

fitted kitchen, secure code access system and interphone, bathroom, dining and living area, with access to the garden via the master bedroom.

The apartment, named Montmartre Junot Garden, sits on Rue Caulaincourt in the famously bohemian district that's home to the Moulin Rouge and the Sacre-

Main image: A view from the apartment's bedroom; Inset left: the exotic patio; Inset right: the apartment's piano

Coeur Basilica, which sits atop the highest point in the city. Historically, Montmartre is a favourite among artists and artisans, with Vincent Van Gogh, Claude Monet and Pablo Picasso all calling the district home for a time. But with rising house prices in the central arrondissements, young professionals, couples and families are now looking at the area with new interest.

"Positioned in the heart of the historic Montmartre, this charming pied-a-terre is within walking distance of some of the buzziest areas in Paris, filled with the best cafes, bistros in the city, as well as being home to the finest restaurants boasting some of the most talented young chefs in Europe," says Susie Hollands, chief executive and founder of Vingtt, which specialises in selling and managing Parisian properties for international buyers.

If you ache to be in the hustle and bustle of Paris, it's 20 minutes away on the nearest Metro station, Lamarck Caulaincourt, which is a only a two-minute walk from the apartment itself.

Montmartre Junot Garden is on sale for €455,000 or €1,900 per month rent. Call Vingtt Paris on 0617408204 or email info@vingttparis.com