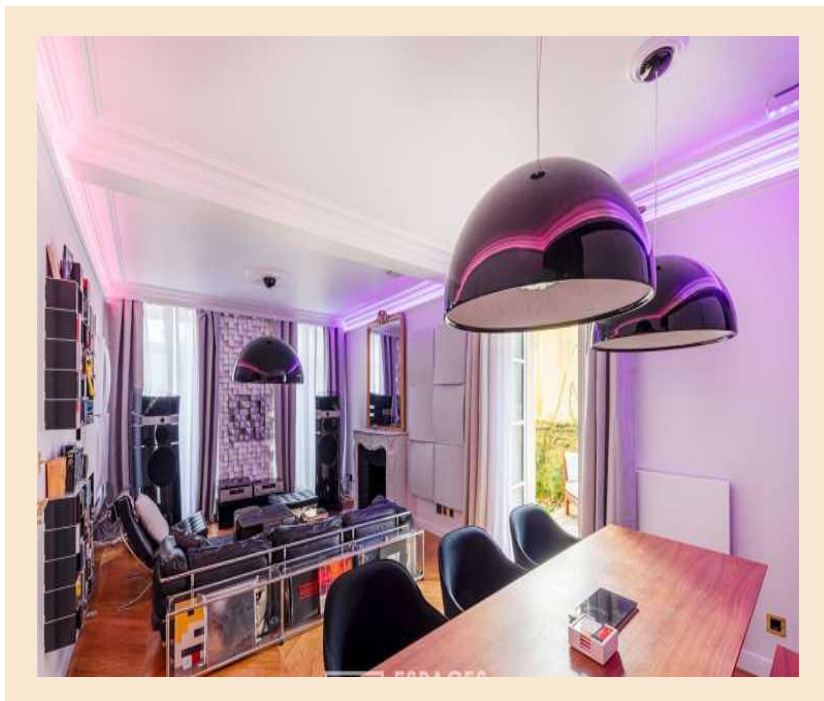


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Renovated house with private cinema room, on the banks of the Seine

Conflans Sainte Honorine , Yvelines , Paris Ile-de-France



€1,190,000

inc. of agency fees

5 Beds 2 Baths 211 sqm 0.06 ha

Located on the banks of the Seine, in the old Conflans district, discover this 211 sqm house, built on land of almost 650 sqm. This property, completely renovated with high-end services, is spread over...

At a Glance

Reference	MFH-PARIS0933EY-cpy	Near to	Conflans Sainte Honorine	Price	€1,190,000
Bed	5	Bath	2	Hab.Space	211 sqm
Land	0.06 ha	Pool	No	Land Tax	N/A

Property Description

Located on the banks of the Seine, in the old Conflans district, discover this 211 sqm house, built on land of almost 650 sqm. This property, completely renovated with high-end services, is spread over three levels: it tastefully combines elegance and modernity, offering an ideal living environment for those seeking comfort and refinement just forty minutes from the frenzy of Paris. Interior Spaces: On the ground floor, a large living

and dining room welcomes you, decorated with Hungarian point parquet flooring, moldings and a marble fireplace. Combinations of contemporary and classic touches create an elegant yet warm environment ideal for entertaining. The kitchen, for its part, combines aesthetics and high-end materials. To complete the reception floor, an essential element will delight movie buffs: a real cinema room with professional equipment for private cinema sessions or to enhance immersion in the world of gaming. The upper floor houses the master suite, according to the rules of the art, like a hotel suite: a true haven of peace with its dressing room, its open bathroom, and its free-standing bathtub, with the added bonus of a soothing view on the Seine. Two other bedrooms, currently converted into a playroom and an office, complete this level. The second floor, accessible via a discreet and functional laundry room, reveals two bedrooms or two rooms with appreciable versatility for leisure or office needs. Outdoor Spaces and Environment: Opposite the house, accessible from the courtyard, a spacious workshop offers considerable potential: additional accommodation, creative studio, work or storage space, depending on your needs. The house reveals, once through the porch, a welcoming garden, offering a peaceful space for relaxation or outdoor receptions. It also presents the possibility of creating a terrace above the cinema room, providing additional space for outdoor relaxation. The house overlooks the banks of the Seine, an ideal place for walks, running sessions or nautical escapades. Additional information Energy Class: C Climate Class: C Energy expenditure (2021): between EUR1,340 and EUR1,890 Shops and schools 10 minutes walk 14 min walk from Conflans Fin d'Oise station station (Line J|L and A 22 min from La Défense) 19 min walk from Conflans-Sainte-Honorine station (Line J to Saint-Lazare in 26 min) Access A15 6 km Nicolas RSAC

Summary

Property type:	House
Bedrooms:	5
Bathrooms	2
Price	€1,190,000

Key Information

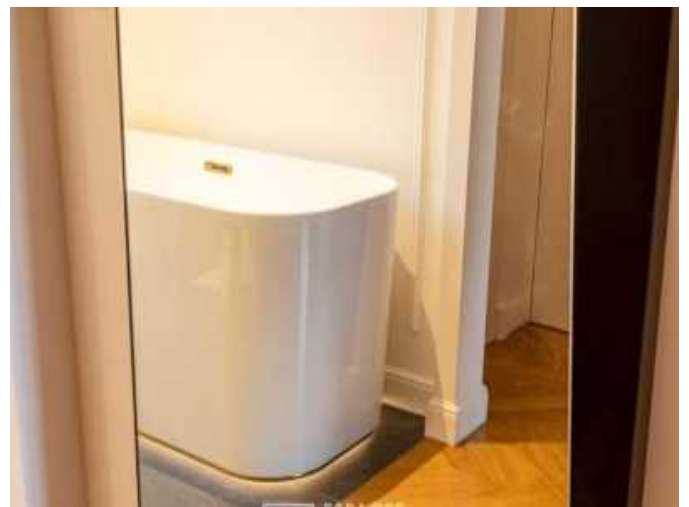
Year Built:	1930
Internal Area:	211 sqm
Land Area:	0.06 ha
Has a Garden	Yes

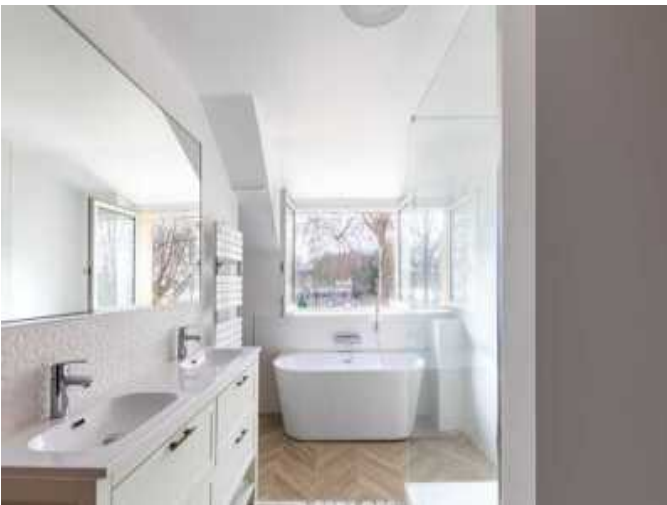
Location: Paris Ile-de-France



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