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Beautiful house in its green setting in the Vaucouleurs Valley

Breuil Bois Robert , Yvelines , Paris Ile-de-France



€849,000

inc. of agency fees

5 Beds 2 Baths 210 sqm 1.01 ha

Built on a hilly and wooded park of more than 10,000 m², this solid construction from the 70s and extended in the 90s offers numerous possibilities. Access is via a private path and reveals a very beautiful...

At a Glance

Reference	MFH-PARIS0900EY-cpy	Near to	Breuil Bois Robert	Price	€849,000
Bed	5	Bath	2	Hab.Space	210 sqm
Land	1.01 ha	Pool	No	Land Tax	N/A

Property Description

Built on a hilly and wooded park of more than 10,000 m², this solid construction from the 70s and extended in the 90s offers numerous possibilities. Access is via a private path and reveals a very beautiful park at the end of which we discover a water point fed by a natural spring to the delight of young and old! Out of sight, the building is surrounded by terraces offering different exposures which allow you to play between light and

shadow. Entrance to the ground floor is through a large L-shaped living-dining room, partly cathedral, with a beautiful stone fireplace. Its numerous openings provide access to the various outdoor spaces surrounding the house. Access can also be via the well-made and very functional fitted and equipped kitchen. On this same level, there is a bathroom, a separate toilet, an office and a first bedroom, all forming a master suite. Finally, a second bedroom with shower room and toilet with its independent exterior access, while communicating via a staircase with the large TV lounge upstairs, which could be totally suitable for a liberal activity for example. The first floor, served by a mezzanine overlooking the living room, includes 2 bedrooms and a bathroom, and a third bedroom giving access to a large TV lounge/office bathed in light and also benefiting from a small balcony and its independent access if necessary. 2 attics have been converted into bedrooms and play areas for children. Finally, a workshop, a garage adjoining the house, a second independent garage and a full basement composed of storage rooms, dressing room, boiler room and laundry room complete this property. Schools and small shops 3 km away - Shopping centers 7 km away College 2 km away - Bus and school bus in the village A13 axis 5 minutes away SNCF train station 5 km away. ENERGY CLASS: E / CLIMATE CLASS: E. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR3,980 and EUR5,440

Summary

Property type:	Countryside house
Bedrooms:	5
Bathrooms	2
Price	€849,000

Key Information

Year Built:	1970
Internal Area:	210 sqm
Land Area:	1.01 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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