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Old house with extension on an island with a view of the Seine

Carrieres Sous Poissy , Yvelines , Paris Ile-de-France



€499,000

inc. of agency fees

3 Beds 1 Baths 142 sqm 0.19 ha

This charming house of 142 sqm on the ground (122 carrez) is located on the island of Dérivation in Carrières-sous-Poissy, popular for its calm and private atmosphere, nestled in a delicious garden of...

At a Glance

Reference	MFH-PARIS5793-cpy	Near to	Carrieres Sous Poissy	Price	€499,000
Bed	3	Bath	1	Hab.Space	142 sqm
Land	0.19 ha	Pool	No	Land Tax	N/A

Property Description

This charming house of 142 sqm on the ground (122 carrez) is located on the island of Dérivation in Carrières-sous-Poissy, popular for its calm and private atmosphere, nestled in a delicious garden of 1862 sqm on which grow, laurel, walnut, plum plum, lilac magnolia.... This island is accessible on foot, by bike, motorbike or quad via a footbridge overlooking the lock which has been disused since 1977 but which still

bears the mark of the boatmen. The house benefits from an exceptional view of the Seine, not overlooked. The small independent entrance allows access to the dining room / living room and its open kitchen which benefits from a pantry with laundry area. A 14 sqm veranda has been added forward with its large openings to take advantage of this breathtaking view of the Seine, like the covered terrace located at its side. On the ground floor, the extension of this old house consists of a living room/games room, a dressing room and a bathroom with Italian shower. The old staircase leads to the sleeping area which consists of a landing, two charming bedrooms of 11 and 13 sqm, then the mezzanine bedroom which overlooks the games room. This home perched on the heights of its bucolic garden enjoys a wide view of the Seine and the surrounding greenery. Lovers of greenery and village atmosphere, this house is for you! A cellar, two garden sheds and a closed box on the bank complete the services of this property. The bus is 100 m from the footbridge and will take you in 10 minutes to Poissy station for the RER A, Eole or TER J: 18 minutes from St Lazare, trains every 20 minutes Primary and elementary schools 15 minutes on foot . ENERGY CLASS: E / CLIMATE CLASS: B. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR2,250 and EUR3,080 Information on the risks to which this property is on display are available on the Géorisks website:

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€499,000

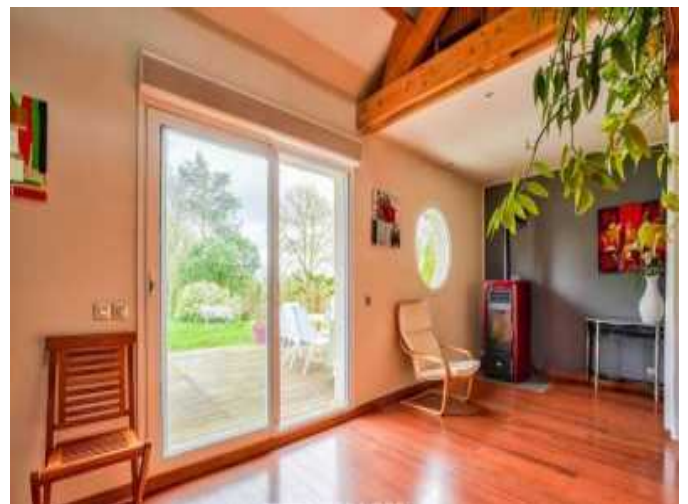
Key Information

Internal Area:	142 sqm
Land Area:	0.19 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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