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Renovated bourgeois house with swimming pool

Colombes , Hauts-de-Seine , Paris Ile-de-France



€1,850,000

inc. of agency fees

6 Beds 1 Baths 247 sqm 0.06 ha

In the Labouret district, popular and quiet, a bourgeois house from the 1930s of 247m² (203m² of living space) completely renovated and surrounded by a large wooded garden of around 500m² benefits from...

At a Glance

Reference	MFH-PARIS6669-copy	Near to	Colombes	Price	€1,850,000
Bed	6	Bath	1	Hab.Space	247 sqm
Land	0.06 ha	Pool	Yes	Land Tax	N/A

Property Description

In the Labouret district, popular and quiet, a bourgeois house from the 1930s of 247m² (203m² of living space) completely renovated and surrounded by a large wooded garden of around 500m² benefits from a 7x3 heated swimming pool with counter-current swimming pump and 'a large outbuilding of 65m².

From the entrance, the tone is set: volumes, charm, brightness.

A real entrance with large dressing room opens onto a double reception of over 60m² bathed in light thanks to the numerous windows and its double exposure.

The living room, decorated with herringbone parquet flooring, has a large period fireplace and faces the green garden. In the center, a fully equipped kitchen revolves around a central dining island opening onto the exotic wood terrace. The kitchen area extends into the living room. On the mezzanine floor, a guest toilet.

Via a beautiful period staircase, you access the sleeping area which houses three spacious bedrooms which share a bathroom with bathtub, hammam shower and toilet. This level is completed by a comfortable office.

On the second level, two master suites with shower room and toilet, one with a loggia which overlooks the neighboring gardens.

A fully finished basement of 55m² is made up of a laundry area, a gym, a boiler room and storage.

In the garden, a 65m² outbuilding with the possibility of being converted and used as a garage for cars and a workshop.

Close to the shopping street and Colombes train station line J 350 meters towards St Lazare in 15 mins - Jean d'Arc Institution (school, middle school and high school) 5 minutes walk.

ENERGY CLASS: C/ CLIMATE CLASS C. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between euros1,680 to euros2,310.

Information on the risks to which this property is exposed is available on the G  orisks website:

Summary

Property type:	House
Bedrooms:	6
Bathrooms	1
Price	€1,850,000

Key Information

Year Built:	1930
Internal Area:	247 sqm
Land Area:	0.06 ha
Property Features:	
• Balcony: 1	
Has a Garden	Yes
Swimming Pool?	Yes

Location: Paris Ile-de-France



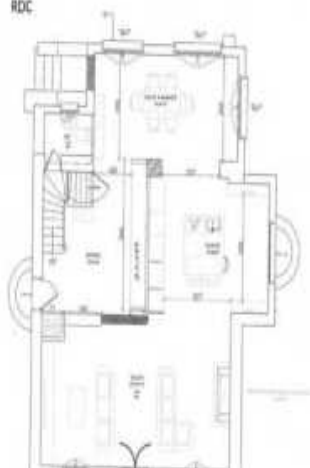
Gallery



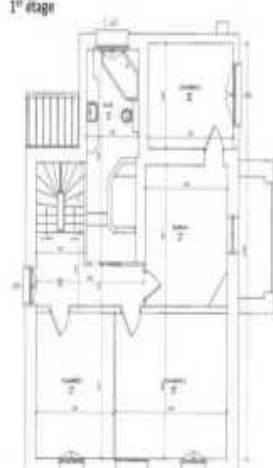




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