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## Quiet family home surrounded by greenery 10 minutes from Rambouillet

**Saint Hilarion , Yvelines , Paris Ile-de-France**



# €465,000

inc. of agency fees

6 Beds   1 Baths   205 sqm   0.24 ha

45 minutes from Paris, this pretty family house with a living area of approximately 205 sqm surrounded by greenery is located in a quiet environment, in the charming town of Saint-Hilarion, 10 minutes...

### At a Glance

<b>Reference</b>	MFH-PARIS6782-cpy	<b>Near to</b>	Saint Hilarion	<b>Price</b>	€465,000
<b>Bed</b>	6	<b>Bath</b>	1	<b>Hab.Space</b>	205 sqm
<b>Land</b>	0.24 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

45 minutes from Paris, this pretty family house with a living area of approximately 205 sqm surrounded by greenery is located in a quiet environment, in the charming town of Saint-Hilarion, 10 minutes from Rambouillet. Its 2400 sqm land is bathed in sunshine. The ground floor is structured around a triple-oriented dining kitchen, which will appeal to gourmets with its beautiful Lacanche piano and which offers a very

beautiful space allowing you to share good times with family, or to entertain winter and summer alike. , access being direct to the terrace and the garden. The living room area is divided into two parts, a cocooning area around a wood stove and a cinema area. Lovers of large volumes will be able to open up to create a large open space. An office and toilets complete the ground floor. The first floor is made up of four beautiful bedrooms, all opening onto beautiful open views of nature, a bathroom, a shower room and toilets. The attic has been converted into 2 large bedrooms, a storage space and a shower room with toilet. A garage which still offers development possibilities, a garden shed and a henhouse complete the package. Nursery and primary school 5 minutes away, school bus for middle and high school in Rambouillet. 5 minutes from Paris-Montparnasse direct station. ENERGY CLASS: D / CLIMATE CLASS: D Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR4,032 and EUR5,456.

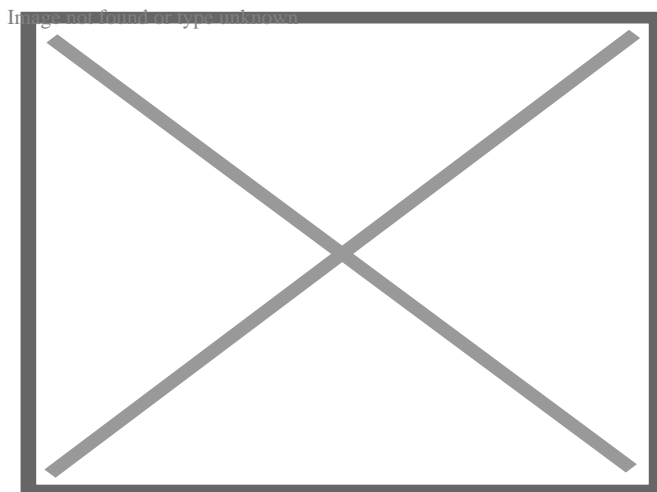
### Summary

Property type:	House
Bedrooms:	6
Bathrooms	1
Price	€465,000

### Key Information

Internal Area:	205 sqm
Land Area:	0.24 ha

### Location: Paris Ile-de-France



## Gallery







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**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

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