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The perfect balance: the tranquility of the countryside a few steps from...

Jouy Mauvoisin , **Yvelines** , **Paris Ile-de-France**



€470,000

inc. of agency fees

4 Beds 1 Baths 148 sqm 0.18 ha

This magnificent stone residence dating from 1846 stands proudly on a plot of 1782 sqm, offering a haven of greenery and tranquility to its inhabitants. The garden, a real haven of peace, invites you...

At a Glance

Reference	MFH-PARIS0925EY	Near to	Jouy Mauvoisin	Price	€470,000
Bed	4	Bath	1	Hab.Space	148 sqm
Land	0.18 ha	Pool	No	Land Tax	N/A

Property Description

This magnificent stone residence dating from 1846 stands proudly on a plot of 1782 sqm, offering a haven of greenery and tranquility to its inhabitants. The garden, a real haven of peace, invites you to stroll and play with its bowling alley ready to host happy parties with family or friends! The large outdoor terrace, meanwhile, is the ideal place for convivial meals, lulled by the chirping of birds and the murmur of leaves in

the wind. Its walls steeped in memory have been skilfully renovated and now house beautiful living rooms through and all opening onto the outside, five spacious bedrooms, one of which has a private bathroom, a magnificent laundry room nestled in the one of the two vaulted cellars. The house is not just a place to live, it's a real cocoon, where every corner breathes warmth and joie de vivre. Let yourself be seduced by its charm of yesteryear! A large garage and a garden shed complete the property Fiber Optic Village with kindergarten and primary school All shops nearby 5 mins from the A13 and A14 10 mins from Mantes-la-Jolie station (Line J, Paris St Lazare in 30 min) and future RER Eole station Bus stop to the station School bus ENERGY CLASS: E / CLIMATE CLASS: B. Estimated average amount of annual energy expenditure for standard use, based on the prices of energy of the year 2021: between EUR2,480 and EUR3,410

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€470,000

Key Information

Year Built:	1846
Internal Area:	148 sqm
Land Area:	0.18 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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