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House Les Alluets Le Roi 6 room(s) 220 m²

Les Alluets Le Roi , Yvelines , Paris Ile-de-France



€875,000

inc. of agency fees

4 Beds 1 Baths 210 sqm 0.05 ha

Nestled at the end of a quiet and preserved cul-de-sac, this charming house, inspired by the Italian art of living, is located in the heart of the village of Alluets-le-Roi, a few steps from the Romanesque...

At a Glance

Reference	MFH-PARIS7953	Near to	Les Alluets Le Roi	Price	€875,000
Bed	4	Bath	1	Hab.Space	210 sqm
Land	0.05 ha	Pool	No	Land Tax	N/A

Property Description

Nestled at the end of a quiet and preserved cul-de-sac, this charming house, inspired by the Italian art of living, is located in the heart of the village of Alluets-le-Roi, a few steps from the Romanesque church. You will be immediately seduced by its serene atmosphere and its intimate setting. On the ground floor, the house offers a friendly kitchen, a bright dining room, and a spacious cathedral living room with fireplace, perfect for moments with family or friends. All completed by a separate toilet and a boiler room / laundry room. Upstairs, two elegant bedrooms, a bathroom with bathtub and shower. A master suite with shower room,

dressing room and toilet completes the floor. On the second floor, a large bedroom as well as a room that can be converted into a dressing room, and a shower room with toilet complete the ensemble. Its garden enclosed by stone walls, sheltered from view, offers an ideal relaxation area to enjoy the tranquility of the cul-de-sac. A large garage with mezzanine and a workshop add a real asset to this house. Nursery and primary schools in Alluets-le-Roi. School buses for middle and high school. Access to Orgeval 5 km away, 6 min by car. Access to Maule 6.6 km away, 9 min by car. Access to the A13 and A14 motorways. in 9 minutes. Bus lines: line 14 (Maule / Poissy Gare) and line 41 (Les Mureaux - Noisy-le-Roi / Bailly). Farm with direct sales nearby. Local shops (bakery, butcher, tobacconist) Additional information Energy Class: D Climate Class: D Energy expenditure (2021 2022 2023): between EUR3,920 and EUR5,350

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€875,000

Key Information

Year Built:	1850
Internal Area:	210 sqm
Land Area:	0.05 ha

Location: Paris Ile-de-France



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