

[Click to view MFH-PARIS9478-C1](#)

Millstone house near Halle Flachat

Asnieres Sur Seine , Hauts-de-Seine , Paris Ile-de-France



€1,450,000

inc. of agency fees

5 Beds 165 sqm 0.04 ha

Located in the highly sought-after Flachat district in Asnières, equidistant from the Bois-Colombes train station and the market hall, you will be charmed...

At a Glance

Reference	MFH-PARIS9478-C1	Near to	Asnieres Sur Seine	Price	€1,450,000
Bed	5	Pool	No	Hab.Space	165 sqm
Land	0.04 ha			Land Tax	N/A

Property Description

Located in the highly sought-after Flachat district in Asnières, equidistant from the Bois-Colombes train station and the market hall, you will be charmed by this millstone with half-timbering in the upper part. Built on a full basement and on a richly wooded plot of 380 m² without vis-à-vis, this magnificent millstone of 165 m² of living space offers an ideal living environment for a family, a stone's throw from the city's entertainment.

The reception is through a door decorated with a paneled decoration in its lower part, while its upper part is composed of a glass part decorated on the outside by a wrought iron interlacing decoration.

The entrance, decorated with cement tiles, serves on the one hand a living-dining room and on the other hand a kitchen, an office and toilets.

The living room, which benefits from a double exposure, is bathed in natural light and is distinguished by its original features, such as the oak parquet flooring and the fireplace, creating a warm and elegant atmosphere.

The kitchen with a view of the garden is equipped and furnished and gives access to a terrace that will lead you to the garden.

It is by a beautiful oak staircase that you will access the first floor composed of two large bedrooms with cupboards and a smaller one, a shower room and a bathroom. This level is characterized by generous volumes and a beautiful high ceiling.

The upper floor, with sloping ceilings and exposed beams, houses two additional bedrooms benefiting from natural light, both zenithal thanks to the skylights and lateral thanks to the windows, as well as a shower room. An attic offers additional storage potential.

In the basement, a large laundry room and additional kitchen with access to the garden, a garage and a wine cellar complete this property.

On the garden side, the multitude of plantations will enchant you: the fence on the street side is dressed with jasmine and shaded by the imposing clerodendron, the reception porch is decorated with hollyhocks, the car entrance on the side is done along the cherry tree, the oleander then the olive tree, without forgetting in the garden the Indian lilac, the strawberry tree, the magnolia ...

For better comfort, a heat pump and a thermodynamic water heater are being installed, thus allowing the passage to DPE D and the significant reduction of energy costs.

4 minutes walk from the Bois Colombes train station (Line J for Saint Lazarre), the shopping street of Bourguignons, the market, the Flachet hall, the schools.

ENERGY CLASS: G / CLIMATE CLASS: G - Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between 5,360 euros and 7,300 euros.

Information on the risks to which this property is exposed is available on the Géorisques website:

Summary

Property type:	House
Bedrooms:	5
Price	€1,450,000

Key Information

Internal Area:	165 sqm
Land Area:	0.04 ha

Location: Paris Ile-de-France



Gallery







As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

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.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates