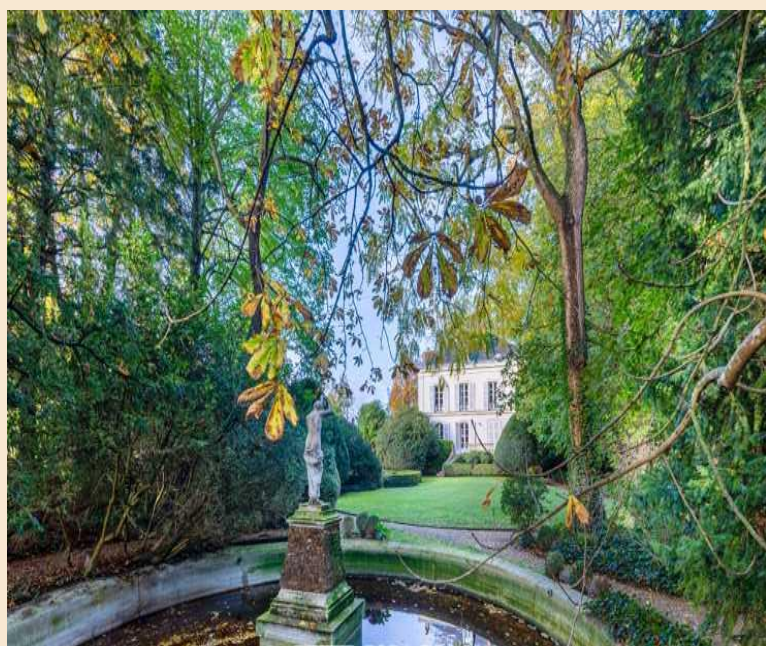


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## Exceptional 19th century mansion near Montfort l'Amaury

Garancieres , Yvelines , Paris Ile-de-France



# €3,150,000

inc. of agency fees

11 Beds    5 Baths    615 sqm    0.68 ha

Regularly in demand by the cinema, this magnificent residence located in the heart of a charming village less than an hour from Paris, develops a total surface area of 615 m2, on an enclosed and wooded...

### At a Glance

<b>Reference</b>	MFH-PARIS0930EY	<b>Near to</b>	Garancieres	<b>Price</b>	€3,150,000
<b>Bed</b>	11	<b>Bath</b>	5	<b>Hab.Space</b>	615 sqm
<b>Land</b>	0.68 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Regularly in demand by the cinema, this magnificent residence located in the heart of a charming village less than an hour from Paris, develops a total surface area of 615 m2, on an enclosed and wooded park of 6800 m2 with swimming pool, tennis court and fitness center. 'water. The main house offers on the ground floor a large entrance hall serving a fitted and equipped kitchen as well as a family dining area, a reception dining

room, two large living rooms overlooking the park, cloakroom and toilet. On the 1st floor, a large landing announces a very spacious family area composed of a Master Bedroom with its office, its dressing room and its superb bathroom with shower and bathtub, then two bedrooms each with their own bathroom. The second floor reveals a very beautiful living room or games room, three bedrooms, bathroom, toilet and attic. In the fully furnished basement, we discover a wine cellar, a large workshop, a garden center, a laundry room, as well as a SPA with jacuzzi, hammam and sauna. Finally, complete this extraordinary ensemble, a caretaker's house composed of an entrance, kitchen, living room, two bedrooms and bathroom WC, then a suite comprising 2 bedrooms and bathroom, a double garage, a stable, a cart shed, a workshop and a greenhouse. Solid parquet floors, old earthenware stoves, moldings and very careful decoration are obviously the key words of this property. Shops and schools within walking distance - Bus and school bus in the village - Nursery and primary school nearby - Middle and high schools less than 10 minutes by car. Train station 5 minutes by car Access N12 5 minutes by car ENERGY CLASS: E / CLIMATE CLASS: E

## Summary

Property type:	Mansion
Bedrooms:	11
Bathrooms	5
Price	€3,150,000

## Key Information

Internal Area:	615 sqm
Land Area:	0.68 ha
Has a Garden	Yes

## 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

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**C. BAUER – Sunday Times**

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