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Charming contemporary house with swimming pool 35 minutes from Paris

Saint Remy L Honore , Yvelines , Paris Ile-de-France



€1,299,000
inc. of agency fees

4 Beds 2 Baths 220 sqm 0.27 ha

This atypical charming house is located in a village before Montfort l'Amaury, in a quiet and green residential private driveway with the main amenities. With enclosed grounds of 2650 sqm, this large...

At a Glance

Reference MFH-PARIS0929EY
Bed 4
Land 0.27 ha

Near to Saint Remy L Honore
Bath 2
Pool Yes

Price €1,299,000
Hab.Space 220 sqm
Land Tax N/A

Property Description

This atypical charming house is located in a village before Montfort l'Amaury, in a quiet and green residential private driveway with the main amenities. With enclosed grounds of 2650 sqm, this large house offers a landscaped and wooded garden with remarkable trees. A large heated swimming pool will bring conviviality and relaxation. Its living space of 220 sqm offers a very beautiful living room and a cathedral

height of 5.80 meters with easy and pleasant circulation. Its dual orientation offers continuous sunshine and its insulation provides good thermal comfort in all seasons. Beautiful services await you including on the ground floor, a bright and vast space of 70 sqm offering a dizzying entrance hall, a living room into which opens a central double-hearth Polyflam fireplace (A real advantage for additional heating), a reading room to favor your cocooning and office/workshop moments with its corner bay window ideal for teleworking and Plastic Arts. Independent dining room. A dining kitchen (possible American) is fully equipped. An office is attached. A bathroom/laundry room (with window) as well as a wall-mounted washbasin/WC locker room (with window) complete this floor. We access the 1st level via an imposing staircase to a mezzanine which on its right announces three beautiful bedrooms, one of which has a glass roof currently converted into an office. A bathroom with bath/shower, double marble sink, Porcelanosa tiles, combined with a separate wall-hung toilet with a hand basin. To the left of the mezzanine, at the end of the passageway, a spacious master suite with a dressing room, a separate wall-hung toilet, a huge bathroom with a corner bathtub, a walk-in shower with hydromassage and two beautiful sinks. On the second level, served by a miller's staircase, a beautiful wooden frame is visible in the attic space which can be converted over the entire surface of the house. A fully heated basement of approximately 140 sqm consists of a DIY workshop/technical room (boiler/DHW tank 300 l) with its double exterior door onto the courtyard, a swimming pool technical room, four cellars and of a wine cellar with gravel floor. A double garage completes this basement with automatic gate leading to a rise leading to the remote-controlled gate/street associated with a videophone and automatic lighting. A garden shed is attached to the house. A well allows watering in the summer. For information, it is possible to create a parental space on the ground floor. The assets of this rare property are the environment, tranquility, brightness, services and potential. A shared tennis court will appeal to enthusiasts (ASL charges approximately EUR50/year) In the village, nursery and primary schools, very good reputation. Various associations. Then, middle and high schools, by school bus, at the end of the private driveway. Doctors, physiotherapists, osteopaths, grocery/bread/press open TLJ until 8:30 p.m. By car: - 7 km N10 or N12 (30 minutes from Porte d'Auteuil) (15 minutes from Versailles) By train: - 15 min from Villiers St Frédéric station for Paris-Montparnasse (30 minutes) - 15 minutes from La Verrière station for La Défense (40 minutes). ENERGY CLASS: E / CLIMATE CLASS B: Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR3,950 and EUR5,380.

Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€1,299,000

Key Information

Year Built:	1982
Internal Area:	220 sqm
Land Area:	0.27 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Paris Ile-de-France



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