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Family house and outbuilding in the heart of Saint Maur des Fossés

Saint Maur Des Fosses , Val-de-Marne , Paris Ile-de-France



€2,000,000

inc. of agency fees

8 Beds 5 Baths 455 sqm

This imposing family house of almost 300 m2 is located in the heart of the residential and commercial district of Adamville in Saint-Maur des Ditches....

At a Glance

Reference MFH-PARIS6666

Bed 8

Near to Saint Maur Des Fosses

Bath 5

Pool No

Price €2,000,000

Hab.Space 455 sqm

Land Tax N/A

Property Description

This imposing family house of almost 300 m² is located in the heart of the residential and commercial district of Adamville in Saint-Maur des Ditches. It is accompanied by a caretaker's house, a real outbuilding of 87 m² that can be designed as offices for liberal professionals, space for prep students or au pairs. Or why not simply to receive the family or accommodate the parents.

Although the sale concerns the main house, located on a plot of 1054m², it is however possible to acquire the entire property including the swimming pool, an additional 1000m² garden as well as a summer kitchen and others. premises and outbuildings.

Entrance is either from the main street or via a private driveway where parking is possible all year round.

From the main driveway, at the front of the garden, olive trees dot the surroundings of the house. The building stands out, majestic.

From the street, nothing suggests such a construction.

The entrance is into a very large living space which also serves a kitchen, an office and a master suite made up of a bedroom, a dressing room and a bathroom.

The volumes are impressive.

The staircase, the true backbone of the house, leads to a first level where two bedrooms are located, equipped with bathrooms and balconies. A workshop, which can be used as an office or a very large dressing room, completes the floor.

On the second floor, we find three other bedrooms, two of which have large natural stone bathrooms.

The potential of this house is undeniable. We imagine it, rich in its past years and its history, coming back to life around a new family, white walls and mineral materials, wood and stone.

The spaces, the volume, the walls offer multiple possibilities, all in the heart of an essential neighborhood.

The caretaker's house has 2 large bedrooms, a kitchen, a shower room, a living room and a mezzanine. It's a real little house.

Attached to the latter. A winter lounge of more than 50 m² will be the ideal location for receptions, family dinners or private evenings.

In the basement, there is no shortage of additional laundry and storage spaces, particularly with the presence of a refrigerated pantry equipped with a security and surveillance system for the entire house.

Between reason and passion, this little hacienda fascinates us.

Its Portuguese azulejo, its steep stones, its vast spaces.

Nothing seems to be missing except this little impulse towards a new life.

Renowned schools and high schools nearby, food shops and transport, quality of life and security, Saint Maur never ceases to seduce us.

In this house, which almost looks like the ideal vacation home, everything is there so that family and friends can enjoy the spaces and amenities on a daily basis.

A luxury a few minutes from the capital?

RER A Le Parc de Saint-Maur: 15min walk

Shops and market: 2 min walk

ENERGY CLASS: E CLIMATE CLASS: E Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021 between: 4490 euros and 6120 euros.

Summary

Property type:	House
Bedrooms:	8
Bathrooms	5
Price	€2,000,000

Key Information

Internal Area:	455 sqm
Has a Garden	Yes

Location: Paris Ile-de-France



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S. and L. BROWN



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