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## Bourgeois family home in the heart of the village

Jouars Pontchartrain , Yvelines , Paris Ile-de-France



**€1,080,000**

inc. of agency fees

5 Beds   2 Baths   310 sqm   0.05 ha

Close to all the shops and schools of Jouars-Pontchartrain, this 18th century mansion offers a surface area of 304 sqm on two levels, as well as a hanging...

### At a Glance

**Reference** MFH-PARIS8096-cpy

**Bed** 5

**Land** 0.05 ha

**Near to** Jouars Pontchartrain

**Bath** 2

**Pool** No

**Price** €1,080,000

**Hab.Space** 310 sqm

**Land Tax** N/A

### Property Description

Close to all the shops and schools of Jouars-Pontchartrain, this 18th century mansion offers a surface area of 304 sqm on two levels, as well as a hanging garden at the back, accompanied by a superb paved and flowery courtyard. This exceptional property, completely renovated, has all the assets to seduce lovers of the old and beautiful materials. A large entrance decorated with old cement tiles leads to a bright living room, decorated with a fireplace and solid wood parquet flooring. A beautiful reception-dining room, with its Hungarian-point parquet flooring, promises warm moments of conviviality. A spacious contemporary equipped kitchen opens onto a charming original paved courtyard and a terrace with an artist's glass roof. Two adjoining offices allow you to work from home in a pleasant setting. Access to the upper floors is via a magnificent period wooden staircase. On the first level, a landing leads to four bedrooms, two dressing rooms and two bathrooms. The top floor is entirely dedicated to a master suite including a boudoir, a spacious bathroom and a large attic bedroom with storage. A final large room, to be reinterpreted according to your desires and needs, reveals a superb exposed framework. Outside, other services will seduce you: a laundry room with a storage space, a workshop overlooking the courtyard, as well as a beautiful stone staircase providing access to the hanging garden. The latter is decorated with two magnificent vaulted cellars, ideal for wine lovers, and a natural spring for watering. Finally, a large garage that can accommodate two vehicles and a parking space for two additional cars complete this property. ENERGY CLASS: D 236 / CLIMATE CLASS D 42: Estimated average amount of annual expenses; energy for standard use, established from energy prices for the year 2021: between 5160 and 7030 euros. 18 km from Versailles, access N10 and N12. Villiers Saint Frédéric train station connecting Paris Montparnasse in 35 mins. Nursery, primary and secondary schools on foot and or school bus. High school 5 km away.

Summary

Property type:	House
Bedrooms:	5
Bathrooms	2
Price	€1,080,000

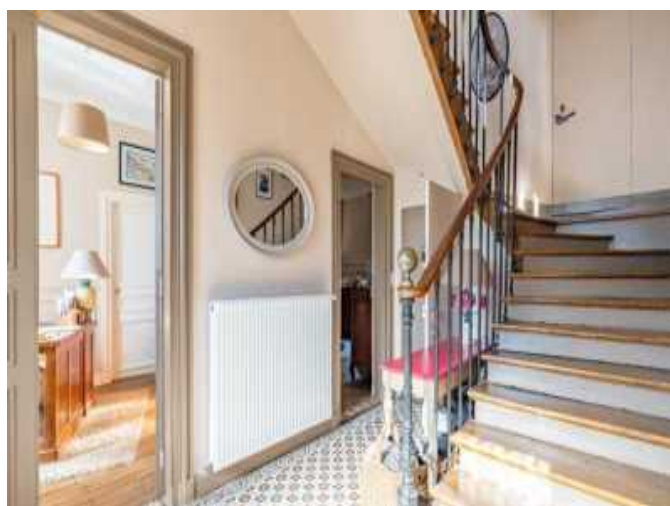
Key Information

Year Built:	1825
Internal Area:	310 sqm
Land Area:	0.05 ha
Has a Garden	Yes

Location: Paris Ile-de-France



## Gallery













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**C. BAUER – Sunday Times**



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**S. and L. BROWN**



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