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Renovated character property with gîte, in the heart of nature

Orphin , Yvelines , Paris Ile-de-France



€1,175,000

inc. of agency fees

7 Beds 1 Baths 415 sqm 1.25 ha

Just a few minutes from Rambouillet, nestled in lush greenery, this elegant and charming property offers approximately 415 sqm of living space, divided...

At a Glance

Reference	MFH-PARIS10442	Near to	Orphin	Price	€1,175,000
Bed	7	Bath	1	Hab.Space	415 sqm
Land	1.25 ha	Pool	No	Land Tax	N/A

Property Description

Just a few minutes from Rambouillet, nestled in lush greenery, this elegant and charming property offers approximately 415 sqm of living space, divided between a main house and a second adjoining dwelling. Surrounded by nature and hidden from view, this estate seduces with its generous volumes and its 1.2 hectare landscaped park, a true haven of peace between meadows, century-old trees and shaded nooks ideal for relaxation. Upon entering, the main house reveals a magnificent living room bathed in light with an open kitchen, an office space, a separate toilet and an elegant master suite, ideal for single-story living. Upstairs, two bright bedrooms complemented by a shower room offer a comfortable and well-appointed sleeping area. Continuing on, the second house consists of two independent studios as well as an apartment with a dual-aspect living room and open kitchen, extended upstairs by two bedrooms and a shower room. Each space has been designed to offer comfort, privacy and functionality, in a spirit of hospitality or family reunion. The natural setting, the quality of the renovation and the diversity of spaces make this property a rare and inspiring place to live. A privileged environment, in direct connection with nature, in the immediate vicinity of Rambouillet, its amenities, transport and schools. An exceptional property, ideal for a family project, second home or hospitality business. ENERGY CLASS: C / CLIMATE CLASS: A. Estimated average amount of annual energy expenditure for standard use, established from energy prices for the years 2021, 2022 and 2023 Between EUR4980 and EUR6800

Summary

Property type:	Countryside house
Bedrooms:	7
Bathrooms	1
Price	€1,175,000

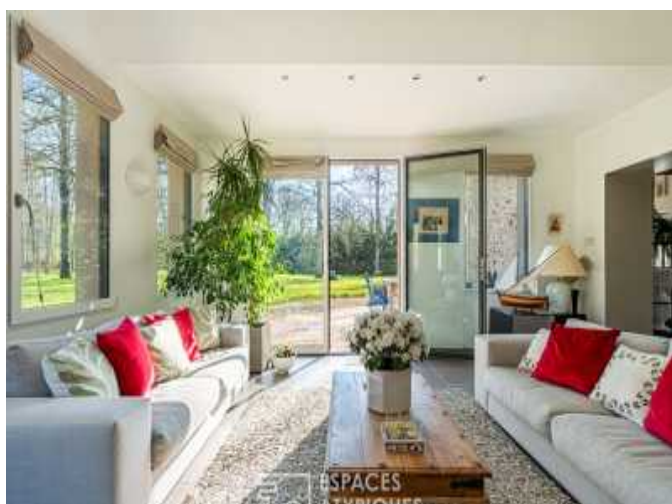
Key Information

Internal Area:	415 sqm
Land Area:	1.25 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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S. and L. BROWN



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