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Unusual village house in Grosrouvre

Grosrouvre , Yvelines , Paris Ile-de-France



€845,000

inc. of agency fees

4 Beds 3 Baths 278 sqm 0.03 ha

Formerly a village shop, converted into a home, this pretty house is located in the center of Grosrouvre in a quiet, landscaped setting. Its floor area...

At a Glance

Reference MFH-PARIS11135

Bed 4

Land 0.03 ha

Near to Grosrouvre

Bath 3

Pool No

Price €845,000

Hab.Space 278 sqm

Land Tax N/A

Property Description

Formerly a village shop, converted into a home, this pretty house is located in the center of Grosrouvre in a quiet, landscaped setting. Its floor area is 278 sqm on a 300 sqm plot.

The property was modernized until 2018 with quality materials. Two beautiful terraces, one of which leads to an outbuilding suitable for a professional or artist's studio, and a pretty patio enclosed by a lime-painted wall with original cement tiles. A beautiful 40 sqm living space offers a cozy lounge with a suspended copper fireplace. Beautiful granito terrazzo tiles set the tone for the blend of old and new materials. The kitchen, equipped with a professional range cooker, opens onto a 23 sqm dining area.

A 19 sqm guest bedroom with its private bathroom and shower is located halfway up. Next, a large office with workshop windows will appeal to remote workers.

A beautiful 30 sqm master suite with a 22 sqm dressing room and a private walk-in shower is through with a view of the rooftops and the countryside.

A complementary bathroom completes this first level.

A sleek solid wood staircase leads to an 84 sqm space distributing two attic bedrooms which share a polished concrete bathroom.

The assets of this house are the brightness, the beautiful volumes, the quality fittings, the fluid circulation of the spaces, the exteriors and the village.

Within walking distance of the nursery to primary school, a daycare, a restaurant and a delicatessen.

A school bus to the middle and high school in Montfort l'Amaury and La Queue les Yvelines. 10 minutes from the Méré-Montfort l'Amaury train station for Paris-Montparnasse and the N12.

ENERGY CLASS: E / CLIMATE CLASS: E.

Estimated average annual energy expenditure for standard use, based on 2021 energy prices:

between EUR3,590 and EUR4,890.

RSAC Versailles

Summary

Property type:	House
Bedrooms:	4
Bathrooms	3
Price	€845,000

Key Information

Internal Area:	278 sqm
Land Area:	0.03 ha
Has a Garden	Yes

Location: Paris Ile-de-France



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S. and L. BROWN



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