COLDWELL BANKER
EUROPA REALTY

House Le Mesnil-le-Roi 126 m²



SALE PRICE : 672 000 €

EMAIL : CBAI@COLDWELLBANKER.FR

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

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DESCRIPTION

Lovers of historic charm and unique properties, let yourself be seduced by this magnificent stone house—a true haven of peace bathed in light, offering complete privacy with zero overlook, in Mesnil-Le-Roi,ideally located between Maisons-Laffitte and Saint-Germain-En-Laye, close to local shops and schools.

From the moment you enter, you will be captivated by the warm atmosphere that radiates from this property. The ground floor opens onto a lovely flowered courtyard, promising relaxing moments in total intimacy. It features a welcoming lounge as well as a spacious living room with an open-plan kitchen, perfect for entertaining. The historic character is enhanced by a traditional fireplace and a wood-burning stove, ensuring a cozy ambiance on winter evenings.

On the first floor, the sleeping area consists of two beautiful, comfortable bedrooms, a functional dressing room, and a large full bathroom equipped with both a bathtub for relaxation and a shower, plus a toilet.

The top floor holds the home's crowning jewel: a spectacular master suite converted within the attic space. Boasting impressive high ceilings, this space offers incredible volume with a mezzanine sleeping area, a private dressing room, and an ensuite shower room with a toilet. From here, the magic happens with a breathtaking panoramic view of the La Défense skyline and all of Paris.

To complete this rare property, you will enjoy a workshop for your creative projects or DIY, as well as an independent open garage. The icing on the cake: you will have exclusive use of a magnificent ancient stone cave, a storage space that is as practical as it is unique.

An extraordinary house that combines historic character, brightness, and unique outdoor spaces right at the gates of Paris.

A viewing is essential for this absolute "coup de cœur" (love at first sight)!

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FEATURES

Property type:	House	Area:	126.0 m²	Property tax:	€1.00
Number of rooms:	5 rooms	Number of bedrooms:	3 bedrooms		

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): D 238

Greenhouse gas emissions (GHG) index: D 36

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