

[Click to view MFH-EAL5204](#)

## Charming house with a cozy atmosphere 30 minutes from the center of Lyon

**Chatillon , Rhône , Auvergne-Rhône-Alpes**



**€365,000**

inc. of agency fees

3 Beds

1 Baths

99 sqm

Located 20km northwest of Lyon, this 99sqm house with a cozy atmosphere benefits from a 280sqm exterior with a wooden terrace and a swimming pool, offering a peaceful and rejuvenating setting. From the...

### At a Glance

**Reference** MFH-EAL5204

**Bed** 3

**Near to** Chatillon

**Bath** 1

**Pool** No

**Price** €365,000

**Hab.Space** 99 sqm

**Land Tax** N/A

### Property Description

Located 20km northwest of Lyon, this 99sqm house with a cozy atmosphere benefits from a 280sqm exterior with a wooden terrace and a swimming pool, offering a peaceful and rejuvenating setting. From the entrance, the charm of the exposed stones and beams sets the tone for the warm atmosphere and authenticity of this property. On the first floor, a hall serves on the one hand a kitchen dining room - living room, and on the

other hand a first sleeping area with a master suite benefiting from its own bathroom. On the second floor, two nicely decorated bedrooms share a bathroom and a laundry room, enhancing the comfort and privacy of this level. The furnished exterior allows you to enjoy the sunny days in complete peace and quiet. This property is ideal for a quiet life, while providing quick access to downtown Lyon. ENERGY CLASS: D / CLIMATE CLASS: D. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2015: EUR1,262

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€365,000

Key Information

Internal Area:	99 sqm
----------------	--------

Location: Auvergne-Rhône-Alpes



## Gallery







As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail Yorkshire Post FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

**0845 123 5885** (UK only local rate ) / **+44 (0) 113 216 4066**,  
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**

great service  
fast transfers

send money abroad 24/7

excellent rates

Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2024 my-french-house.com All Rights Reserved