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Renovated house with swimming pool in the heart of Beaujolais

Le Perreon , **Rhône** , **Auvergne-Rhône-Alpes**



€650,000

inc. of agency fees

4 Beds 2 Baths 272 sqm 0.46 ha

Find this house in the heart of Beaujolais, 5 minutes by car from the center of the village. It is in the commune of Perréon, near Belleville sur Saône and Villefranche, that this house of 273m2 of living...

At a Glance

Reference MFH-EAL3997EL-3
Bed 4
Land 0.46 ha

Near to Le Perreon
Bath 2
Pool Yes

Price €650,000
Hab.Space 272 sqm
Land Tax N/A

Property Description

Find this house in the heart of Beaujolais, 5 minutes by car from the center of the village. It is in the commune of Perréon, near Belleville sur Saône and Villefranche, that this house of 273m2 of living space is located, including a large swimming pool and erected on a plot of 4600m2. On the ground floor, the living space consists of a large bright living room with beautiful exposed beams and large bay windows. The whole

gives on a terrace which overhangs the whole of the ground with its swimming pool, ideal for sunny summer days. The dining room and the kitchen, furnished with beautiful materials, have been designed to receive the guests as well as possible. A large parental space, with a beautiful dressing room, benefits from a mezzanine, serving as a library and office, and magnifying this space with incredible volumes. In continuity, a large spacious bathroom with shower and bathtub make this suite an undeniable highlight of the house. A laundry room completes this level. On the first floor, two beautiful bedrooms bathed in light share a bathroom. On the last level, an attic of 50m² converted into a bedroom can still benefit from improvements. The charm and exceptional setting of this house in Beaujolais are some of the assets of this property. 1 closed garage of 50sqm 6 parking spaces A cellar of 33m² A technical room of approximately 30m² ENERGY CLASS: x / CLIMATE CLASS: x Estimated average amount of annual energy expenditure for standard use, based on the prices of the energy of the year 2021: between xxxx and xxxx EUR

Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€650,000

Key Information

Internal Area:	272 sqm
Land Area:	0.46 ha
Property Features:	
• Balcony: 1	
Has a Garden	Yes
Swimming Pool?	Yes

Location: Auvergne-Rhône-Alpes



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S. and L. BROWN



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