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## Duplex top floor 150 m2 Ecully Center

**Ecully , Rhône , Auvergne-Rhône-Alpes**



**€530,000**

**inc. of agency fees**

**4 Beds      1 Baths      119 sqm**

This duplex family apartment is nestled on the top floor of a building in the heart of the village of Ecully. Functional, it offers on the main floor:...

### At a Glance

**Reference** MFH-EAL7093-2

**Near to** Ecully

**Price** €530,000

**Bed** 4

**Bath** 1

**Hab.Space** 119 sqm

**Pool** No

**Land Tax** N/A

### Property Description

This duplex family apartment is nestled on the top floor of a building in the heart of the village of Ecully. Functional, it offers on the main floor: a semi-open kitchen opening onto a pleasant balcony and its pantry; a large living-dining room bright thanks to its openings and a first bedroom with shower room. The solid wood staircase in the center of the living room invites you upstairs where there are 3 bedrooms sharing a bathroom with shower and bathtub. One of them opens onto a Tropezian terrace offering a view of the Fourvière hill. On this floor there is also a reading corner or office space. The air-conditioned apartment has storage space. In a quiet area in the center of the village close to shops, transport and schools, this property will delight families. A garage and a cellar are included. ENERGY CLASS: D CLIMATE CLASS: B Estimated average amount of annual energy expenditure for standard use, established from energy prices for the years 2021, 2022, 2023 (including subscriptions): between EUR1,900 and EUR2,460.

Condominiums of 16 units (No proceedings in progress).

Annual expenses : 255 euros.

Summary

Property type:	Apartment
Bedrooms:	4
Bathrooms	1
Price	€530,000

Key Information

Internal Area: 119 sqm

Property Features:

- Balcony: 2

Location: Auvergne-Rhône-Alpes



## Gallery





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You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

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**S. and L. BROWN**



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