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## Renovated house with view in a bucolic setting

**Mornant , Rhône , Auvergne-Rhône-Alpes**



# €695,000

**inc. of agency fees**

**5 Beds    2 Baths    242 sqm    1 ha**

Located in the Monts du Lyonnais (Chabanière), this 243 sqm house is spread over a one-hectare plot, offering a rare and serene living experience. With...

### At a Glance

<b>Reference</b>	MFH-EAL8412	<b>Near to</b>	Mornant	<b>Price</b>	€695,000
<b>Bed</b>	5	<b>Bath</b>	2	<b>Hab.Space</b>	242 sqm
<b>Land</b>	1 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Located in the Monts du Lyonnais (Chabanière), this 243 sqm house is spread over a one-hectare plot, offering a rare and serene living experience. With five bedrooms, including a master suite on the second floor, this property combines comfort and elegance. The closed kitchen, spacious and functional, opens onto a bright veranda and a gallery, ideal for enjoying the unobstructed view of the Alps and Pilat. The large living room is bathed in natural light and lends itself to moments of conviviality. A closed office (which can be transformed into a sixth bedroom) adds a practical dimension to this property. On the ground floor, a basement offers generous storage space, as well as a laundry room and a room to use as desired. The exterior of the house is just as attractive, with perfectly maintained grounds that invite you to relax. The bucolic setting guarantees peace and quiet, far from the hustle and bustle of the city, while offering a panoramic view of the surrounding nature. This house of character stands out for its atypical atmosphere, combining space, beautiful volumes, brightness and peaceful setting. Each room is designed to take advantage of the view, creating a warm and welcoming atmosphere, ideal for a family looking for a unique refuge.

ENERGY CLASS C: / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, indexed to the years 2021, 2022, 2023: between EUR1,530 and EUR2,110 (subscription included)

Summary

Property type:	Countryside house
Bedrooms:	5
Bathrooms	2
Price	€695,000

Key Information

Year Built:	1990
Internal Area:	242 sqm
Land Area:	1 ha
Property Features:	
• Balcony: 1	
Has a Garden	Yes

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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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**



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