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## Renovated farmhouse on the Dombes plateau

Villefranche Sur Saone , Rhône , Auvergne-Rhône-Alpes



**€675,000**

inc. of agency fees

5 Beds      233 sqm      0.22 ha

Located on the Dombes plateau, 35 minutes from the center of Lyon, this charming renovated 233 sqm farmhouse sits on a magnificent wooded plot, offering...

### At a Glance

**Reference** MFH-EAL7903-3

**Bed** 5

**Land** 0.22 ha

**Near to**

Villefranche Sur  
Saone

**Pool**

No

**Price** €675,000

**Hab.Space** 233 sqm

**Land Tax** N/A

### Property Description

Located on the Dombes plateau, 35 minutes from the center of Lyon, this charming renovated 233 sqm farmhouse sits on a magnificent wooded plot, offering a peaceful living environment with a view of the surrounding plain and the Beaujolais mountains.

The architecture of this property harmoniously combines old and contemporary elements, revealing all its unique charm. The subtle combination of materials and a quality renovation give this building an exceptional character and modern comfort. From the entrance, the brightness and generous volumes of the living room immediately seduce. The open kitchen, fully fitted and equipped, is distinguished by its contemporary lines that invite conviviality. Its central island and its dining area make it an ideal space for sharing.

The living room and the dining room, magnified by a cathedral ceiling, offer a feeling of space and freedom. A laundry room communicating with the workshop perfectly completes the functionality of the ground floor.

Upstairs, the sleeping area consists of three large bedrooms sharing a bathroom, as well as a master suite with its own bathroom and an adjoining dressing room. For added convenience, a carport and a large parking area complete this exceptional property. An exceptional living space, conducive to the good life. This unique property, with its harmonious spaces and quality services, will meet all your expectations.

ENERGY CLASS: B / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, based on energy prices for the years 2021, 2022, 2023: between EUR1,310 and EUR1,810

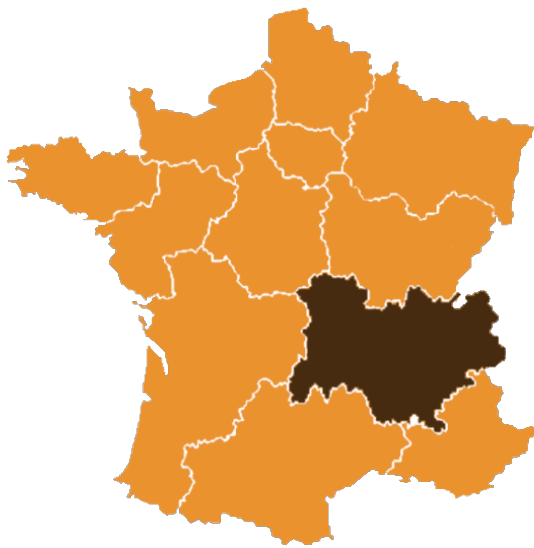
### Summary

Property type:	House
Bedrooms:	5
Price	€675,000

### Key Information

Internal Area:	233 sqm
Land Area:	0.22 ha

### Location: Auvergne-Rhône-Alpes



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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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