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## Apartment with garden in an old building

Oullins , Rhône , Auvergne-Rhône-Alpes



**€599,000**

inc. of agency fees

4 Beds   1 Baths   181 sqm   0.02 ha

Located a few minutes close to amenities and transport, this duplex renovated by an architect of 181sqm (153sqm Carrez law) takes place on the first and last floor of an old building and benefits from...

### At a Glance

|                  |             |                |         |                  |          |
|------------------|-------------|----------------|---------|------------------|----------|
| <b>Reference</b> | MFH-EAL6990 | <b>Near to</b> | Oullins | <b>Price</b>     | €599,000 |
| <b>Bed</b>       | 4           | <b>Bath</b>    | 1       | <b>Hab.Space</b> | 181 sqm  |
| <b>Land</b>      | 0.02 ha     | <b>Pool</b>    | No      | <b>Land Tax</b>  | N/A      |

### Property Description

Located a few minutes close to amenities and transport, this duplex renovated by an architect of 181sqm (153sqm Carrez law) takes place on the first and last floor of an old building and benefits from a private remote garden of 160sqm. From the entrance, a corridor serves a first fully open library lounge then leads to a large living room of 45sqm where the living room, the real central core of this apartment, adjoins a fully equipped contemporary kitchen, delimited by a sumptuous workshop glass roof. . A first bedroom and a bathroom complete this level. A wooden staircase leads to the top floor of the building where a hall

distributes three additional bedrooms, an office and a bathroom. The cachet combined with the renovation, the volumes and the bucolic garden are undoubtedly the assets of this rare property in the area. A remote garden of 160sqm with summer kitchen. A closed garage and a parking space. Near Chassagnes Bus C10 direct Bellecour ENERGY CLASS: C / CLIMATE CLASS: C. Estimated average amount of annual energy expenditure for standard use, based on energy prices for the year 2020: EUR807 - Condominiums of 3 units (No proceedings in progress).

Summary

|                |           |
|----------------|-----------|
| Property type: | Apartment |
| Bedrooms:      | 4         |
| Bathrooms      | 1         |
| Price          | €599,000  |

Key Information

|                |         |
|----------------|---------|
| Internal Area: | 181 sqm |
| Land Area:     | 0.02 ha |
| Has a Garden   | Yes     |

Location: Auvergne-Rhône-Alpes



## Gallery









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