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House with building land in the heart of Pierres Dorées

Villefranche Sur Saone , Rhône , Auvergne-Rhône-Alpes



€395,000

inc. of agency fees

3 Beds 1 Baths 132 sqm 0.18 ha

Located in the heart of a charming village in Pierres Dorées, this 132 sqm house is built on a plot of 1760 sqm. The entrance opens onto the living room - dining room, the true central core of this house...

At a Glance

Reference	MFH-EAL4304EL-1	Near to	Villefranche Sur Saone	Price	€395,000
Bed	3	Bath	1	Hab.Space	132 sqm
Land	0.18 ha	Pool	No	Land Tax	N/A

Property Description

Located in the heart of a charming village in Pierres Dorées, this 132 sqm house is built on a plot of 1760 sqm.

The entrance opens onto the living room - dining room, the true central core of this house where the cozy

living room with fireplace faces the kitchen.

The large French windows provide constant light and direct access to the terrace.

On this same level, a first sleeping area accommodates two bedrooms sharing a bathroom.

On the ground floor, there is a third bedroom as well as a reception room allowing you to host large holiday meals.

The functionality, location and view of this house make it a real cocoon where life is good. This house is ideal for a family.

The building land brings an additional asset to this house.

ENERGY CLASS: F / CLIMATE CLASS: F Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between 3260 euros and 4470 euros.

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€395,000

Key Information

Internal Area:	132 sqm
Land Area:	0.18 ha
Has a Garden	Yes

Location: Auvergne-Rhône-Alpes



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