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Crossing apartment with assertive character

Lyon , Rhône , Auvergne-Rhône-Alpes



€550,000

inc. of agency fees

3 Beds 1 Baths 139 sqm

200m from Gros Caillou, on the eastern part of the slopes of Croix-Rousse, this 139m² (103m² Carrez) double apartment, with continuous balcony, is located on the 1st floor of an old building. The entrance,...

At a Glance

Reference	MFH-EAL5833-1	Near to	Lyon	Price	€550,000
Bed	3	Bath	1	Hab.Space	139 sqm
		Pool	No	Land Tax	N/A

Property Description

200m from Gros Caillou, on the eastern part of the slopes of Croix-Rousse, this 139m² (103m² Carrez) double apartment, with continuous balcony, is located on the 1st floor of an old building. The entrance, equipped with plenty of storage space, leads to a large living room bathed in light thanks to its five large windows facing the street. Here, a semi-open dining kitchen, a living room and an office space come together to offer a warm ensemble. On the night side, three bedrooms (two of which overlook the courtyard) each with their own mezzanine sharing a bathroom. A laundry/dressing room area as well as a fourth sleeping area on

the mezzanine complete the package. Brightness, calm, volumes and potential are the key words of this family apartment with a strong character. Property subject to co-ownership status: 7 lots Annual charges: EUR680 ENERGY CLASS: D / CLIMATE CLASS: D Estimated average amount of annual energy expenditure for standard use, established from the energy prices of the year 2021: between EUR1,290 and EUR1,800

Condominiums of 7 units (No proceedings in progress).

Annual expenses : 680 euros.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	1
Price	€550,000

Key Information

Internal Area:	139 sqm
Property Features:	<ul style="list-style-type: none">Balcony: 1

Location: Auvergne-Rhône-Alpes



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