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House with swimming pool in a bucolic setting

Bron , Rhône , Auvergne-Rhône-Alpes



€695,000

inc. of agency fees

3 Beds 1 Baths 138 sqm 0.06 ha

Located in a quiet residential area of Bron, this 138sqm house offers an exceptional living environment close to Lyon. With its landscaped garden, its swimming pool with electric curtain, a sheltered...

At a Glance

Reference	MFH-EAL8524	Near to	Bron	Price	€695,000
Bed	3	Bath	1	Hab.Space	138 sqm
Land	0.06 ha	Pool	Yes	Land Tax	N/A

Property Description

Located in a quiet residential area of Bron, this 138sqm house offers an exceptional living environment close to Lyon. With its landscaped garden, its swimming pool with electric curtain, a sheltered terrace with summer kitchen, as well as a wooden shed, this property is a true haven of peace. The interior, bright and modern, consists of a large living room with fireplace. The open and equipped kitchen creates a friendly and functional space. The master suite has a large adjoining bathroom, offering comfort and privacy. The ground floor includes three bedrooms, a modern shower room, as well as plenty of storage space. The garden, with

its swimming pool, invites you to relax, while the covered terrace with summer kitchen becomes the ideal place to share meals outdoors. The shed, in the heart of the bucolic garden, can be used for storage or as a leisure area. With its two garages, this house combines practicality and comfort. Ideal for a family, it is close to shops, schools and transport, while offering a peaceful living environment. ENERGY CLASS: D ? CLIMATE CLASS: D Estimated average amount of annual energy expenditure for standard use, established from the average energy prices indexed for the years 2021, 2022, 2023 (including subscriptions) between EUR830 and EUR1180 (Diagnostics established on 07/11/2024)

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€695,000

Key Information

Year Built:	1961
Internal Area:	138 sqm
Land Area:	0.06 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Auvergne-Rhône-Alpes



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