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## Renovated 1800 building in the heart of Tassin le Bourg

Tassin La Demi Lune , Rhône , Auvergne-Rhône-Alpes



**€1,690,000**

inc. of agency fees

4 Beds   2 Baths   260 sqm   0.09 ha

Located in the highly sought-after Tassin le Bourg district, close to the train station and the Saint Joseph and Saint Claude school, in a quiet area, this 250m2 house is a true haven of peace. Completely...

### At a Glance

**Reference** MFH-EAL6841

**Bed** 4

**Land** 0.09 ha

**Near to** Tassin La Demi Lune

**Bath** 2

**Pool** Yes

**Price** €1,690,000

**Hab.Space** 260 sqm

**Land Tax** N/A

### Property Description

Located in the highly sought-after Tassin le Bourg district, close to the train station and the Saint Joseph and Saint Claude school, in a quiet area, this 250m2 house is a true haven of peace. Completely invisible from the street, this beautiful building has a Provençal-inspired garden with swimming pool and terrace. Inside, the 1800s property has benefited from 2 more contemporary extensions bringing volume and modernity to the

existing property. On the ground floor, the entrance leads to a cozy double living room with fireplace and library, as well as the dining room and a beautiful fitted kitchen, bathed in light. Another entrance revealing all the character of the house allows access to these rooms as well as the laundry room. A pleasant west-facing patio extends the living room. The first level has 3 bedrooms, all with a shower room or bathroom, as well as a games room or viewing lounge. The different accesses and circulation make it the perfect floor for children. The parental floor of almost 80m<sup>2</sup> on the top level reveals a beautiful bedroom, an office, a large dressing room and a bathroom with shower and bathtub. All the windows of the house overlook the bucolic garden. An attic and an open garage that can accommodate 2 cars complete the property. A real favorite, this house will delight its future guests looking for peace and quiet in the most popular district of Tassin.

ENERGY CLASS: C / CLIMATE CLASS: C Estimated average amount of annual energy expenditure for standard use, established based on January 2021 prices: between EUR1,890 and EUR2,590

Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€1,690,000

Key Information

Year Built:	1800
Internal Area:	260 sqm
Land Area:	0.09 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Auvergne-Rhône-Alpes



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