Click to view MFH-EAL5607-2

## Old renovated barn with swimming pool

Cordieux, Ain, Auvergne-Rhône-Alpes



€529,900

inc. of agency fees

**4** Beds **1** Baths **160** sqm **0.07** ha

Nestled on the picturesque Dombes plateau, in the charming village of Cordieux, this exceptional property offers a rare alliance between countryside charm and modern comfort, just a few minutes from the...

#### At a Glance

**Reference** MFH-EAL5607-2 **Near to** Cordieux **Price** €529,900

Bed 4 Bath 1 Hab.Space 160 sqm

Land 0.07 ha Pool Yes Land Tax N/A

#### **Property Description**

Nestled on the picturesque Dombes plateau, in the charming village of Cordieux, this exceptional property offers a rare alliance between countryside charm and modern comfort, just a few minutes from the amenities of Montluel. This tastefully transformed old barn bears witness to the rich and captivating history that permeates every stone of its walls. From the first step inside, you will be transported by the captivating atmosphere that reigns in these places. The living room, bathed in natural light thanks to its quadruple

exposure, extends over 80 m2 offering an ideal convivial space for entertaining your loved ones. The perfectly fitted open kitchen blends harmoniously into this living space, while a French window invites you to directly access the terrace, adjoining a sparkling swimming pool. The exposed beams, briquettes and pellet stove give a touch of authenticity and character to this residence, where every detail has been thought of to create a warm and welcoming atmosphere. A staircase takes you upstairs, where four bedrooms, including a master bedroom with dressing room, offer certain comfort. A bathroom equipped with a shower and a bathtub as well as a separate toilet complete this level dedicated to rest. Outside, a magnificent 680 m2 wooded garden flourishes around the property, offering several relaxation and leisure areas. Two sunny terraces, a refreshing swimming pool with its pool house and two garages complete this oasis of tranquility, facing south to fully enjoy the mild sunny days. This property embodies the art of everyday living in an idyllic setting where well-being and serenity are guaranteed. Don't miss this unique opportunity to make this haven of peace your new home.

### **Summary**

Property type: House Bedrooms: 4
Bathrooms 1

Price €529,900

# **Key Information**

Internal Area: 160 sqm
Land Area: 0.07 ha
Has a Garden Yes
Swimming Pool? Yes

## **Location: Auvergne-Rhône-Alpes**





## Gallery













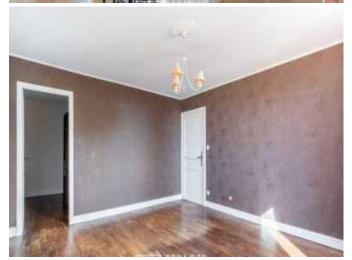


















Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

### Contact us on:

0845 123 5885 (UK only local rate ) / +44 (0) 113 216 4066,

or email us at bonjour@my-french-house.com.

To see more great properties like this one, visit our daily updated website at www.my-french-house.com.

### **Buying French Property Just Got Easier...**

The purchase process typically starts once you've visited a property with one of ours agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

#### **Testimonials**

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

#### C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2024 my-french-house.com All Rights Reserved