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## Apartment renovated by an architect

Lyon , Rhône , Auvergne-Rhône-Alpes



# €650,000

inc. of agency fees

1 Beds      1 Baths      118 sqm

Located in the Saint Nizier district in the heart of the peninsula in a quiet street, this 118m<sup>2</sup> apartment is located on the 4th floor with elevator of a beautiful old building. As soon as you enter,...

### At a Glance

<b>Reference</b>	MFH-EAL6516-4	<b>Near to</b>	Lyon	<b>Price</b>	€650,000
<b>Bed</b>	1	<b>Bath</b>	1	<b>Hab.Space</b>	118 sqm
		<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Located in the Saint Nizier district in the heart of the peninsula in a quiet street, this 118m<sup>2</sup> apartment is located on the 4th floor with elevator of a beautiful old building. As soon as you enter, the quality of the renovation and materials is revealed with a perfect mix of old and contemporary. The living room, a real asset and favorite of this property, with an area of 64m<sup>2</sup> takes place on the street side. On the courtyard side, a high-end semi-open kitchen is fitted out in an alcove with exposed stonework. The sleeping area, designed like a hotel suite, is completely quiet and consists of large dressing rooms, a bathroom with shower and

bathtub and a 22m2 sleeping area. The location, the quality of the renovation and the charm of this apartment make it a rare property. ENERGY CLASS: C / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR870 and EUR1,220

Condominiums of 13 units (No proceedings in progress).

Annual expenses : 2312 euros.

## Summary

Property type:	Apartment
Bedrooms:	1
Bathrooms	1
Price	€650,000

## Key Information

Internal Area:	118 sqm
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## Location: Auvergne-Rhône-Alpes



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