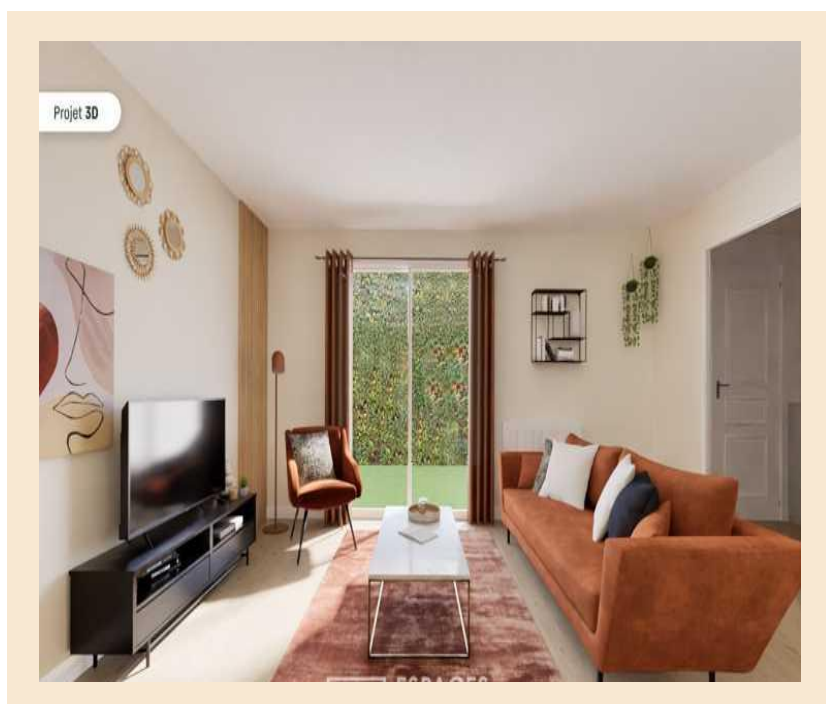


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4 Bedroom House With Garden Not Overlooked

Mions , Rhône , Auvergne-Rhône-Alpes



€375,000

inc. of agency fees

4 Beds 1 Baths 96 sqm 0.04 ha

Mions - The plan Located in a peaceful area, 15 minutes walk from the Germain Fumeux school group, this detached house ideally located in the heart of a private subdivision and benefiting from unobstructed...

At a Glance

Reference	MFH-EAL6537EL-1	Near to	Mions	Price	€375,000
Bed	4	Bath	1	Hab.Space	96 sqm
Land	0.04 ha	Pool	No	Land Tax	N/A

Property Description

Mions - The plan Located in a peaceful area, 15 minutes walk from the Germain Fumeux school group, this detached house ideally located in the heart of a private subdivision and benefiting from unobstructed land of 412 m2, is characterized by very well designed living spaces.

With a total surface area of 96 m², it consists of a living room of 28 m² opening onto the outside, as well as an independent kitchen of 12 m² which can be opened to provide a larger living space. Sanitary facilities and access to the 15 m² garage complete this level.

Upstairs, 4 bedrooms, including one of 15 m², share a bathroom and toilets.

A functional house, quiet while remaining close to the center of the town and schools

Well subject to co-ownership status: 30 lots

Annual charges: EUR86.40

ENERGY CLASS: E / CLIMATE CLASS: E Estimated average amount of annual expenses energy for standard use, established based on energy prices for the year 2021: Between EUR1,690 and EUR2,340 Condominiums of 30 units (No proceedings in progress).

Annual expenses : 86.4 euros.

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€375,000

Key Information

Year Built:	1990
Internal Area:	96 sqm
Land Area:	0.04 ha
Has a Garden	Yes

Location: Auvergne-Rhône-Alpes



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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.

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C. BAUER – Sunday Times

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