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## House in the heart of the village

Chaponnay , Rhône , Auvergne-Rhône-Alpes



# €695,000

inc. of agency fees

3 Beds   1 Baths   195 sqm   0.12 ha

In the heart of Chaponnay, this building is located in the center of the village, a 5-minute walk away. The entrance opens onto a living room with an open kitchen with a total surface area of 70 m2, benefiting...

### At a Glance

<b>Reference</b>	MFH-EAL6830-1	<b>Near to</b>	Chaponnay	<b>Price</b>	€695,000
<b>Bed</b>	3	<b>Bath</b>	1	<b>Hab.Space</b>	195 sqm
<b>Land</b>	0.12 ha	<b>Pool</b>	Yes	<b>Land Tax</b>	N/A

### Property Description

In the heart of Chaponnay, this building is located in the center of the village, a 5-minute walk away. The entrance opens onto a living room with an open kitchen with a total surface area of 70 m2, benefiting from beautiful light thanks to the through exposure and the view of the 1400 m2 garden with swimming pool. A laundry room, shower room and a storeroom complete this level. Upstairs, three bedrooms (possibility of 4) of good size, a bathroom and toilets. On the parking side, the house offers a 19 m2 garage with mezzanine, as well as the possibility of parking within the enclosed land with a large door that can accommodate a camper

van. ENERGY CLASS: C / CLIMATE CLASS: C Estimated average amount of annual energy expenditure for standard use, established from energy prices for the year 2021: between EUR1,410 and EUR1,950

## Summary

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

## Key Information

Year Built:	1800
Internal Area:	195 sqm
Land Area:	0.12 ha
Has a Garden	Yes
Swimming Pool?	Yes

## Location: Auvergne-Rhône-Alpes



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