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Triplex with terrace and view of the Saône

Caluire Et Cuire , Rhône , Auvergne-Rhône-Alpes



€598,000

inc. of agency fees

3 Beds 1 Baths 130 sqm 0.01 ha

Located in the town of Caluire-et-Cuire, on the banks of the Saône, this 130sqm apartment (100sqm Carrez), completely renovated, is designed like a town house and is located in an old building, itself...

At a Glance

Reference	MFH-EAL7683-1	Near to	Caluire Et Cuire	Price	€598,000
Bed	3	Bath	1	Hab.Space	130 sqm
Land	0.01 ha	Pool	No	Land Tax	N/A

Property Description

Located in the town of Caluire-et-Cuire, on the banks of the Saône, this 130sqm apartment (100sqm Carrez), completely renovated, is designed like a town house and is located in an old building, itself located in the heart of a 2-hectare park with swimming pool. The entrance, designed as a cloakroom with plenty of storage space, gives access to a first level housing an office space and a first bathroom. On the first floor, the 50sqm living room, bordered by large openings, consists of a living room / dining room facing a fully equipped kitchen. As an extension of this space, a sumptuous 50sqm terrace offers a breathtaking view of the Saône

and the entire park. A large bedroom with dressing room and a toilet complete this level. Upstairs, a corridor leads to two additional bedrooms which share a bathroom and a toilet. The exceptional view, the terrace and the bucolic setting make this apartment a real favorite. A secure parking space. A cellar. ENERGY CLASS: F / CLIMATE CLASS: C Estimated average amount of annual energy expenditure for standard use, established from energy prices for the year 2021: between EUR2,090 and EUR2,880. Condominiums of 12 units (No proceedings in progress).

Annual expenses : 3960 euros.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	1
Price	€598,000

Key Information

Year Built:	1850
Internal Area:	130 sqm
Land Area:	0.01 ha
Has a Garden	Yes

Location: Auvergne-Rhône-Alpes



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