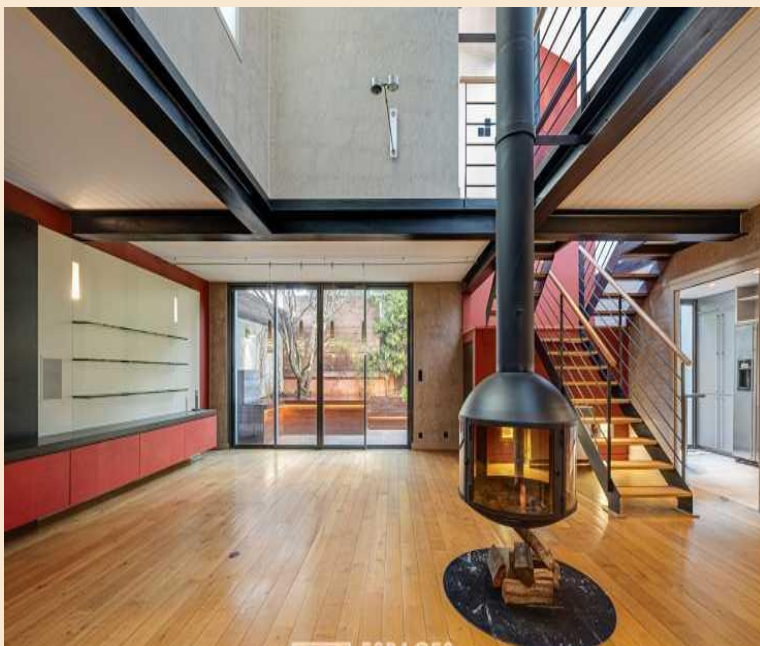


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## Loft in an old factory

Lyon , Rhône , Auvergne-Rhône-Alpes



# €630,000

inc. of agency fees

3 Beds

1 Baths

171 sqm

Located in Lyon 8th, this former electrical equipment factory has been transformed into a sumptuous 170 sqm family loft. This old building has preserved the essence of the original structure. The shed...

### At a Glance

**Reference** MFH-EAL4282e1-2

**Bed** 3

**Near to** Lyon

**Bath** 1

**Pool** No

**Price** €630,000

**Hab.Space** 171 sqm

**Land Tax** N/A

### Property Description

Located in Lyon 8th, this former electrical equipment factory has been transformed into a sumptuous 170 sqm family loft. This old building has preserved the essence of the original structure. The shed roof and open spaces unequivocally assert the industrial spirit of this confounding property. The depth of the plateau makes it easy to rub shoulders with the dining area, living room and relaxation area. Set back, an office, a storeroom and a toilet refine the first level. The sleeping area is exclusively expressed upstairs with a master suite and two bedrooms cleverly overlooking the living space. A 42 sqm terrace enhances this architectural favorite.

Wonderfully characterized by its unexpected volumes and its exterior, this exceptional loft is without a doubt a unique place to live. A garage in the basement. Property subject to the status of co-ownership: 9 lots - annual charges 1540EUR 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 1600 and 2220 EUR

-

Condominiums of 21 units (No proceedings in progress).

Annual expenses : 1540 euros.

## Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	1
Price	€630,000

## Key Information

Internal Area:	171 sqm
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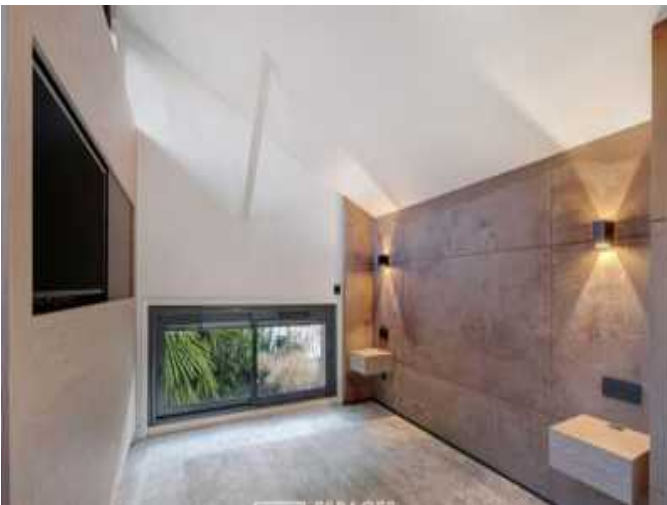
## Location: Auvergne-Rhône-Alpes



## Gallery









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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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