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## Contemporary villa in the heart of the village of Chaponnay

Chaponnay , Rhône , Auvergne-Rhône-Alpes



# €900,000

inc. of agency fees

5 Beds   1 Baths   200 sqm   0.15 ha

Located in a peaceful setting in Chaponnay close to all shops, schools on foot, this exceptional contemporary villa is set on a magnificent plot of 1500 m2 fully enclosed with swimming pool. Upon entering,...

### At a Glance

|                  |               |                |           |                  |          |
|------------------|---------------|----------------|-----------|------------------|----------|
| <b>Reference</b> | MFH-EAL8750-1 | <b>Near to</b> | Chaponnay | <b>Price</b>     | €900,000 |
| <b>Bed</b>       | 5             | <b>Bath</b>    | 1         | <b>Hab.Space</b> | 200 sqm  |
| <b>Land</b>      | 0.15 ha       | <b>Pool</b>    | Yes       | <b>Land Tax</b>  | N/A      |

### Property Description

Located in a peaceful setting in Chaponnay close to all shops, schools on foot, this exceptional contemporary villa is set on a magnificent plot of 1500 m2 fully enclosed with swimming pool. Upon entering, the 80 sqm living room seduces with its bright atmosphere and generous volumes. This harmonious space combines a living room bathed in natural light and a modern kitchen, where every detail has been carefully designed to

combine conviviality and practicality. The sleeping area consists of four bedrooms, including a sumptuous master suite on one level with shower room and dressing room. The adjoining rooms, perfectly fitted out, meet all daily needs: a functional laundry room, a discreet back kitchen. A soundproofed office completes this property; ideal for teleworking. In terms of equipment, the villa has high-end services such as central vacuuming and air conditioning, as well as underfloor heating. In terms of parking, the property has a garage, several parking spaces and offers the possibility of creating a second garage. DPE: B / GES: B

## Summary

|                |          |
|----------------|----------|
| Property type: | House    |
| Bedrooms:      | 5        |
| Bathrooms      | 1        |
| Price          | €900,000 |

## Key Information

|                |         |
|----------------|---------|
| Year Built:    | 2020    |
| Internal Area: | 200 sqm |
| Land Area:     | 0.15 ha |
| Has a Garden   | Yes     |
| Swimming Pool? | Yes     |

## Location: Auvergne-Rhône-Alpes



## Gallery



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