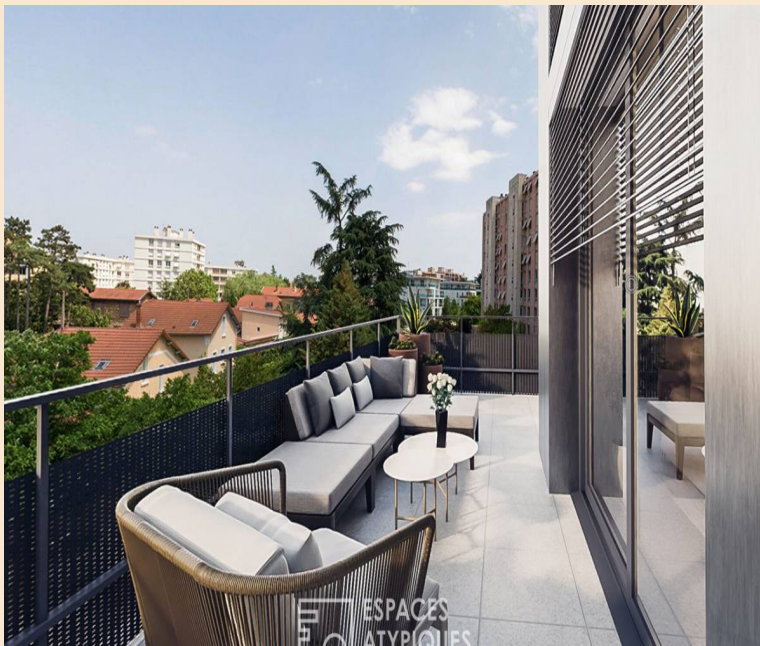


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## Contemporary duplex on the top floor with terrace

Caluire Et Cuire , Rhône , Auvergne-Rhône-Alpes



# €849,000

inc. of agency fees

4 Beds   2 Baths   150 sqm   0.01 ha

Located in the town of Caluire-et-Cuire, this 150m2 duplex apartment takes place on the top floor with lift and benefits from a 60m2 terrace. The entrance...

### At a Glance

<b>Reference</b>	MFH-EAL9119	<b>Near to</b>	Caluire Et Cuire	<b>Price</b>	€849,000
<b>Bed</b>	4	<b>Bath</b>	2	<b>Hab.Space</b>	150 sqm
<b>Land</b>	0.01 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Located in the town of Caluire-et-Cuire, this 150m2 duplex apartment takes place on the top floor with lift and benefits from a 60m2 terrace. The entrance opens onto the large living room which consists of an open kitchen, a dining area and a living room. It benefits from numerous openings onto the beautiful 60m2 terrace and a cathedral ceiling in the living room. At the same level, a parental suite takes place. Upstairs, an office

space open to the living room leads to 3 bedrooms which share a bathroom. The location near the Bourg de Caluire, the volumes, the brightness and the beautiful terrace are the assets of this contemporary apartment. 60m2 terrace. Two additional garages (EUR25,000 per garage) Although subject to the status of the co-ownership: 25 lots Annual charges: to be defined. Energy class: VIRGIN / Climate class: VIRGIN - Condominiums of 25 units (No proceedings in progress).

Annual expenses : 2160 euros.

## Summary

Property type:	Apartment
Bedrooms:	4
Bathrooms	2
Price	€849,000

## Key Information

Year Built:	2023
Internal Area:	150 sqm
Land Area:	0.01 ha
Has a Garden	Yes

## Location: Auvergne-Rhône-Alpes



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