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Renovated old barn with garden and swimming pool

Rillieux La Pape , Rhône , Auvergne-Rhône-Alpes



€800,000

inc. of agency fees

6 Beds 1 Baths 342 sqm 0.03 ha

Located in Crépieux, on the outskirts of Caluire, this renovated 342 sqm barn, spread over three levels, offers a unique living environment, combining...

At a Glance

Reference	MFH-EAL10190	Near to	Rillieux La Pape	Price	€800,000
Bed	6	Bath	1	Hab.Space	342 sqm
Land	0.03 ha	Pool	Yes	Land Tax	N/A

Property Description

Located in Crépieux, on the outskirts of Caluire, this renovated 342 sqm barn, spread over three levels, offers a unique living environment, combining authenticity and modernity. Its wooded garden and swimming pool give this property an atmosphere of relaxation and well-being.

The ground floor consists of a spacious 70 sqm living room, bathed in natural light thanks to its large openings directly onto the garden and swimming pool. This level also includes a fully equipped kitchen, ideal for enjoying the outdoors during meals with family or friends. The high ceilings and generous volumes create a warm and comfortable atmosphere. Upstairs, the sleeping area accommodates four bedrooms, including a beautiful master suite with a private shower room. A second shower room completes this level, guaranteeing all the necessary comfort. The well-designed volumes and functional layout ensure each member of the family an intimate and harmonious space.

The top floor offers a 100 sqm, fully open-plan, which can be arranged according to needs. This versatile space can accommodate several additional rooms as well as a shower room, offering the possibility of creating independent accommodation, a leisure area or a home office.

The exterior of the property is a true haven of peace. The perfectly landscaped garden opens onto a swimming pool, a real asset for this exceptional house. The natural setting, in the immediate vicinity of Caluire and Lyon, allows you to benefit from the tranquility of a residential environment while being just a few minutes from shops and transport.

A double garage.

ENERGY CLASS: C / CLIMATE CLASS: A

Estimated average amount of annual energy expenditure for standard use, established using 2021 energy prices: between EUR3,750 and EUR4,890.

Summary

Property type:	House
Bedrooms:	6
Bathrooms	1
Price	€800,000

Key Information

Year Built:	1800
Internal Area:	342 sqm
Land Area:	0.03 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Auvergne-Rhône-Alpes



Gallery







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