

[Click to view MFH-BUR-BH5456H](#)

2-bedroom house with studio in canal side village

Dennevy , Saône-et-Loire , Bourgogne-Franche-Comté



€187,500

inc. of agency fees

3 Beds 2 Baths 137 sqm 0.04 ha

2-bedroom house with studio in canal side village

At a Glance

Reference	MFH-BUR-BH5456H	Near to	Dennevy	Price	€187,500
Bed	3	Bath	2	Hab.Space	137 sqm
Land	0.04 ha	Pool	No	Land Tax	N/A

Property Description

House in very good condition with studio on the ground floor. Studio can deliver income. Dennevy is in between Chagny and St Léger sur Dheune. Along the canal du centre with the voie verte. Just 20 minutes to the TGV station.

Traditional house elevated above garage and studio. Renovated lately to comprise, new kitchen, studio for rental income, bathroom, heat pump for heating, and double glassing.

Once you access the higher level, you have the balcony, large enough for table and two chairs looking onto private garden. Main entrance to the house via hallway. To the left 19m² salon with a wood burner in the corner. To the back in separate room dining room of 12m².

Off the equipped and furnished kitchen, the bathroom and master bedroom.

Off the salon, the second bedroom of 19,5m² and separate toilet.

the dining room can be easily turned into a third bedroom.

On the ground level, large garage of 21m² , used today as games room. then the studio with kitchenette, sleeping area to the back, sitting area and dining area with access to the back garden. Studio has its own shower and toilet. people staying here are independant from the house above, they have their own garden to the back of the building.

The garden to the front is private thanks to the high a think hedges.

Under the house to one side, atelier and wine cellar. These have access from both the front and back garden.

A well maintained house ideal if you wish to get extra income.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	2
Price	€187,500

Key Information

Internal Area:	137 sqm
Land Area:	0.04 ha
Property Features:	
• Energy Consumption:	214

Location: Bourgogne-Franche-Comté



Gallery





As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

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.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7

excellent rates