



Saint-didier-au-mont d'or - Contemporary house of 270m2 - 4 bedrooms - Land of 3,000 m2



SELLING PRICE : Sold

EMAIL : LYON@BARNES-INTERNATIONAL.COM

SOLE AGENCY

14, quai Général Sarrail
69006 Lyon



PHONE : +33478159090
lyon@barnes-international.com

29, quai Saint-Antoine
69002 Lyon

1, place de la Croix-Rousse
69004 Lyon

6, place de la Libération
69130 Écully

DESCRIPTION

Located near the village of Saint Didier-au-Mont-D'Or, beautiful house of 270m², contemporary, from 2009, with an exceptional view of the Monts du Lyonnais to Beaujolais.

The 270m² share an entrance with washbasin and guest toilet, a laundry room, a beautiful living room with fireplace, a Bulthulp kitchen, a dining room. A beautiful master suite composed of a desk, a dressing room, a bathroom with walk-in shower and bath, separate toilet. A children's area with 2 bedrooms, a bathroom and a shower room. A guest room with bathroom and separate toilet.

A basement with wine cellar.

The terrace offers an exceptional view. Land of 3000m² with heated infinity pool, and a pool house (equipped with a kitchen, barbecue, a shower area), a bowling green.

2 car garage.

Upscale services, central aspiration, stone floor, beautiful joinery Agency fees payable by vendor - Stéphanie CARPE-MANOUKIAN - Agent commercial - EI - RSAC Lyon 753 042 209

FEATURES

Type de bien:	House	Surface:	270.0 m ²	Terrain:	3000.0 m ²
Charges:	-	Périodicité des charges:	-	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€2,591.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	7 rooms
NB de chambres:	4 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : C 118kWh/m².year

Indice d'émission de gaz à effet de serre (GES) : C kg CO₂/m².an

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