



THEIZE - Contemporary house 290 square meters - 6 bedrooms - Office -
Swimming pool - Jacuzzi - Land of about 1614 square meters - THEIZE -



SELLING PRICE : €1,160,000

EMAIL : LYON@BARNES-INTERNATIONAL.COM

14, quai Général Sarrail
69006 Lyon



PHONE : 04 78 15 90 90
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

THEIZE - Contemporary house -

Set in the heart of the Beaujolais region and surrounded by greenery, in a peaceful setting, this contemporary family home has been carefully decorated and fitted out to a high standard.

Privacy and exceptional views.

It comprises

A beautiful entrance hall, a bedroom, a bathroom, two communicating bedrooms with a shower room and a dressing room.

A lounge, a bedroom or (study), 1 large living room, kitchen/dining room, lounge, a utility room, a storeroom.

An independent studio with shower.

A comfortable suite with terrace and spa.

A large cellar, garage and parking spaces complete this property.

9 x 5 m swimming pool (salt water) heated by PAC with semi-covered area or summer kitchen.

Terrace with SPA and exceptional views.

Underfloor heating by heat pump.

Close to the village and all amenities.

To discover as soon as possible... Agency fees payable by vendor - Montant moyen de la quote-part de charges courantes 1,980 €/yearly - Pascal GORSE - Agent commercial - EI - RSAC Lyon 821691276

FEATURES

Type de bien:	House	Surface:	290.0 m ²	Terrain:	-
Charges:	€165.00	Périodicité des charges:	€0.00	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€1,609.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	8 rooms
NB de chambres:	6 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) : A 50kWh/m².year

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

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