



Architect Villa

TASSIN LA DEMI LUNE (69)

1 250 000 €*
1 250 000 €

* Agency fees to be paid by the seller



184 m²



6 pièce(s)



4 chambre(s)

PROPERTY DESCRIPTION

At the end of a private driveway in absolute calm and not overlooked, come and discover this beautiful villa built on a fully enclosed landscaped plot of 1300 m² with heated 10x5m swimming pool.

You benefit from both a privileged and residential environment and proximity to shops, schools and transport. You'll fall in love with the bright living room with open kitchen of 76 m² with its large windows opening onto the terrace to the west. The ground floor also consists of a large bedroom, a laundry room and the double garage of 58 m² including a buried cellar of 12 m².

Via a beautiful staircase you access the sleeping area upstairs where a hallway leads to a bathroom, 3 bedrooms including a master suite with dressing room and bathroom and a separate toilet.

The exterior also has something to seduce you and you will be able to fully enjoy the beautiful garden and the swimming pool out of sight.

The second independent double garage of 57 m² could be transformed into a home or will be ideal for a liberal profession or a craftsman. Fees are the responsibility of the seller.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

**** ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 833658

Property type Architect Villa

Year of construction 1995

Exposure E-W

View Vue dégagée, sur Jardin, sur Piscine

SURFACES

Living space 184 m²

Living room surface 80 m²

Land surface 1300 m²

COMPOSITION

Number of rooms 6

Number of bedrooms 4

Number of bathrooms 2

Toilets count 2

Terrace 1

DPE/GES

DPE 163

GES 34

APPENDIX

Parking extérieur

Parking space 4

Garage 2

Cellar 1

Videophone Oui

SERVICES

Heater gaz

Kitchen américaine

Swimming-pool Yes



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