

**680 000 €**

**Buying house**

**8 rooms**

**Surface : 216 m<sup>2</sup>**

**Surface of the living : 56 m<sup>2</sup>**

**Surface of the land : 2045 m<sup>2</sup>**

**Year of construction : 1970**

**Exposition : Sud ouest**

**Hot water : Individuel**

**Amenities :**

Surf deck. 34, Garage surface: 52,

Cadastral reference: 69089000BB0069,

wooded, double glazing, Water

distribution: INDIVIDUAL, Water Energy:

GAS, intercom, cable

5 bedroom

1 terrace

1 bathroom

2 showers

2 WC

1 garage

3 parkings

1 cellar

**Legal information**

680 000 €

Fees paid by the owner, well condominium,

annual current expenses 4 560 €

(380 € monthly), no current procedure,

information on the risks to which this

property is exposed is available on

[georisques.gouv.fr](http://georisques.gouv.fr).



## House 636 Francheville

Nestled at the end of a quiet cul-de-sac in a peaceful, green setting, this beautiful family home offers 216 m<sup>2</sup> of living space and provides a rare living environment, combining tranquility, space, and comfort. From the moment you enter, you'll discover generous room sizes and exceptional natural light. The heart of the house revolves around a spacious 56 m<sup>2</sup> living area, flooded with sunlight thanks to its large openings onto the garden and surrounding nature. It's the perfect space to host family and friends in a warm, welcoming atmosphere. The separate, fully equipped kitchen complements this functional and pleasant living area perfectly. The sleeping area includes five large bedrooms, allowing everyone to enjoy their privacy. A master suite completes the layout, offering a true sanctuary of calm. Depending on your needs, some rooms can also be converted into an office, playroom, remote work space, or guest bedrooms. Outside, you'll enjoy...

Energy class (dpe) : E - Emission of greenhouse gases (ges) : D  
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