

**370 200 €**

**Buying house**

**5 rooms**

**Surface : 98 m<sup>2</sup>**

**Surface of the living : 40 m<sup>2</sup>**

**Surface of the land : 150 m<sup>2</sup>**

**Year of construction : 2026**

**Exposition : Sud ouest**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : new**

**Couverture : tiles**

**Amenities :**

Bedroom on ground floor, double glazing, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

1 parking

**Legal information**

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Fees paid by the owner, well condominium(6 lots in the condominium), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).



**House 641 Rillieux-la-Pape**

Located in a quiet and sought-after setting, just a few steps from the village of Rillieux-la-Pape, this new house offers 98 m<sup>2</sup> of living space, providing an ideal environment for a family seeking comfort, modernity, and tranquility. Designed with contemporary features and perfectly optimized spaces, it will appeal to buyers looking for a turnkey home on the outskirts of Lyon. From the moment you enter, you'll be captivated by a bright and spacious living area designed to create a true social hub. The living room and open kitchen establish a warm and modern atmosphere, perfect for enjoying time with family or friends. Thanks to its large openings, natural light fills the space throughout the day and allows direct access to the private garden of 150 m<sup>2</sup>. A real highlight of the house, this generous outdoor space offers numerous possibilities for development: terrace, relaxation area, dining spot, or playground for the children. It's the perfect...

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