

€ 367 500

For sale apartment

3 rooms

Surface : 78 m<sup>2</sup>

Hot water : Chaudière Collective

Standing : Normal

Features :

lift, double glazing, caretaker, Stores électriques

2 bedroom

1 terrace

1 bathroom

1 WC

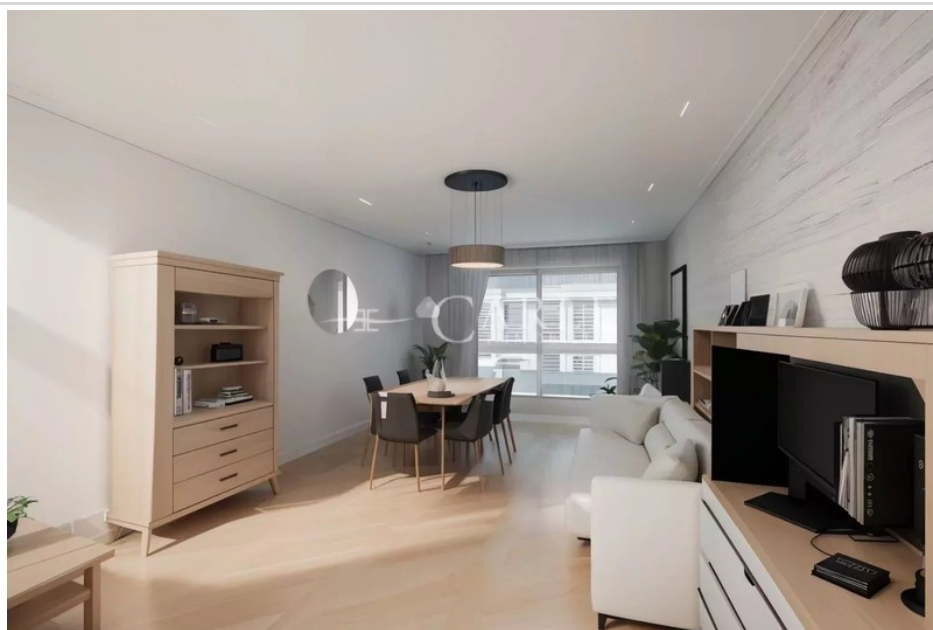
1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : D

Document non contractuel

29/04/2024 - Prix T.T.C



## Apartment 193 Lyon

It is currently composed of a living room and a closed kitchen representing a space of more than 38 m<sup>2</sup>, two large bedrooms with solid herringbone parquet flooring, a toilet and a separate bathroom. Its layout and design with very few load-bearing walls will give you great creative freedom to highlight the volumes. This apartment has a long balcony with three accesses and large bay windows. Ideally located just 200m from the metro and Place Gabriel Péri, you will have quick and easy access to all the districts of the city of Lyon. You can also go to Place Bellecour in 15 minutes on foot. So, if you are looking for a property with great potential, do not hesitate to discover it through the virtual visit. Information on the risks to which this property is exposed is available on the Georisques website:

[www.georisques.gouv.fr](http://www.georisques.gouv.fr) \*\* This property is presented to you by El Thibaud QUINCHEZ, independent commercial agent of CARLE IMMOBILIER registered with the RSAC of Lyon under number 897 407 607 - Holder of the real estate canvassing card on behalf of CARLE IMMOBILIER

Fees and charges :

367 500 € fees included

