

€ 798 000

For sale ferme

6 rooms

Surface : 182 m<sup>2</sup>

Surface of the living : 41 m<sup>2</sup>

Surface of the land : 2556 m<sup>2</sup>

External condition : Bon état

Features :

Portail électrique, double glazing, fireplace

3 bedroom

1 terrace

1 bathroom

1 shower

3 WC

4 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

04/05/2024 - Prix T.T.C



## Ferme 157 Dardilly

Character farmhouse of 182 m<sup>2</sup> in a green setting of 2,556 m<sup>2</sup> Are you looking for authenticity, character and large spaces to accommodate a large family and enjoy beautiful wooded grounds? Rammed earth walls and exposed stones... Burgundy stones... Exposed beams... Beautiful high ceilings... The charm of the old that you can move in and put to your liking. The 8 rooms of this building of 182 m<sup>2</sup> on 2,556 m<sup>2</sup> of land, will allow you to enjoy nature near Lyon with direct access to all amenities. Enter the spacious hall which serves on one side the bright living room of 45 m<sup>2</sup> with its openings on the garden and on the other a dining room of 19 m<sup>2</sup> with access to the kitchen of 15 m<sup>2</sup> and its openings also on the outside. It's up to you to model and decorate these spaces to modernize to your liking in order to combine the old and the contemporary! Upstairs, the whole family will find their space with 4 bedrooms including 1 master suite, dressing room and bathroom. Two of the bedrooms have direct access to their bathroom and the fourth has its own shower room. To be refurbished or refreshed according to your functionality needs. And for the most handymen, artists or gamers... a large 136 m<sup>2</sup> workshop awaits you to let your imagination run wild!

