

€ 1 195 000

For sale villa

11 rooms

Surface : 354 m<sup>2</sup>

Surface of the living : 61 m<sup>2</sup>

Surface of the land : 2250 m<sup>2</sup>

Hot water : Chauffe-eau Individuelle

External condition : À rafraîchir

Features :

pool, Portail électrique, double glazing, Air conditionné, Barbecue, Clôture, Alarme, Jeu de boules

6 bedroom

1 terrace

1 bathroom

2 showers

1 WC

1 garage

4 parkings

2 cellars

Energy class (dpe) : D

Emission of greenhouse gases (ges) : C

Document non contractuel

28/04/2024 - Prix T.T.C



## Villa 138 Meyzieu

In the heart of the quiet residential district of Grand Large, discover this architect-designed villa with 11 rooms of more than 354 m<sup>2</sup>, on a wooded and divisible plot of 2,250 m<sup>2</sup>. This property will seduce you with its large interior and exterior volumes. You will benefit from its 6 bedrooms and 3 bathrooms to accommodate friends and families as well as a garden with swimming pool, bowling green and garden sheds. This villa benefits from large spaces to personalize according to your needs and desires. The 3D projections produced help you to have a clear vision of the enormous potential and the result of a tastefully accomplished refreshment. The exceptional opportunity to acquire a plot of land of 2,250 m<sup>2</sup> also opens up possibilities for expansion to create the house of your dreams. To discover it in detail, don't wait any longer to request a virtual tour by contacting Thibaud at 06.67.95.41.96 or by email [thibaud@carle-immobilier.com](mailto:thibaud@carle-immobilier.com) Information on the risks to which this property is exposed is available on the Géorisks website: [www.georisks.gouv.fr](http://www.georisks.gouv.fr) \*\* This property is presented to you by Thibaud QUINCHEZ, independent commercial agent of CARLE IMMOBILIER registered with the R.S.A.C. of Lyon under number 897 407 607 - Holder of the real estate canvassing card on

