

335 000 €

Contact agency
CHOMEL IMMOBILIER

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For sale apartment

4 rooms

Surface : 98 m²

Surface of the living : 30 m²

Year of construction : 1995

Exposition : Est ouest

View : Dégagée

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : bourgeois

Building condition : Cleaning is

Features :

lift, double glazing, gated

3 bedroom

1 terrace

1 bathroom

2 WC

1 garage

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

06/05/2024 - Prix T.T.C



Apartment 186 Villeurbanne

CHOMEL IMMOBILIER offers for sale this magnificent DUPLEX, ideal for families, 3 bedrooms, located in the heart of Villeurbanne, sheltered from noise pollution, 500 m from Metro Flachet, line D (direction Perrache and Carré de Silk) Located on the 4th and 5th floor of a bourgeois building from 2008, the facades of which have just been redone. This apartment, like a house, offers an area of 93 m² Carrez (but 112 m² of living space) whose attic areas are optimized by storage spaces. It offers a living room of 30 m², opening onto a small east-facing balcony. This east-west crossing duplex offers an unobstructed view and excellent light. The secure residence is equipped with an elevator and double glazing. The apartment has three bedrooms, a bathroom, two toilets, and an independent equipped kitchen. Heating and hot water are individual and electric. and quality reversible air conditioning ensures warmth in winter and coolness in summer. The interior condition of this apartment is good and the building was renovated in 2024 since its construction in 2008. A cellar in the basement completes this property, as well as a secure sheltered space for parking bicycles. A box is sold separately for €20,000. Located in a popular area of Villeurbanne, it benefits from all public transport, shops, schools and high schools, as well as the city's numerous cultural and administrative structures. You want to accommodate your family in the city while feeling like you are in a house and in peace, this duplex is made for you!

