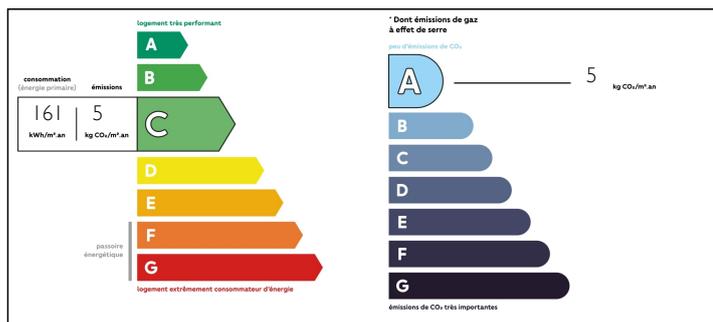


Large town house, 5 bedrooms. Overlooking the Saone river



ENERGY - DPE



INFORMATION

Town:	Losne
Department:	Côte-d'Or
Bed:	5
Bath:	1
Floor:	158 m ²
Plot Size:	165 m ²

IN BRIEF

Situated in a quiet corner of this lively village, with great views of the Saone river. Property has 5 bedrooms and has been completely renovated recently. With small courtyard. Railway connection to this village. Located in Losne, the largest river port in France. This 158 square metre house will win you over with its authentic charm and historic character. Completely renovated with taste and care, preserving its historic character and authenticity. It has five bright, cosy bedrooms, ideal for welcoming family and friends. You'll also appreciate its fully-equipped kitchen, convivial lounge, cosy living room, four WCs and functional bathroom. This house has an ECD rating of C, which means it is energy-efficient and environmentally-friendly. So you can enjoy a pleasant living environment, while keeping your energy bills under control. This property also features a storeroom, a convertible attic, a small courtyard to the side and a small garden to the rear....

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Situated in a quiet corner of this lively village, with great views of the Saone river. Property has 5 bedrooms and has been completely renovated recently. With small courtyard. Railway connection to this village. Located in Losne, the largest river port in France. This 158 square metre house will win you over with its authentic charm and historic character. Completely renovated with taste and care, preserving its historic character and authenticity.

It has five bright, cosy bedrooms, ideal for welcoming family and friends. You'll also appreciate its fully-equipped kitchen, convivial lounge, cosy living room, four WCs and functional bathroom.

This house has an ECD rating of C, which means it is energy-efficient and environmentally-friendly. So you can enjoy a pleasant living environment, while keeping your energy bills under control.

This property also features a storeroom, a convertible attic, a small courtyard to the side and a small garden to the rear. So you can make the most of the outside space, whether for relaxing, gardening or barbecuing.

Last but not least, this house enjoys a privileged location, both quiet and close to all amenities. You'll be able to admire the view over the Saône, opposite the entrance to the marina (Europe's leading river port!) and the church of Saint-Jean-de-Losne (listed as a historic monument). You'll also find all the shops you need nearby (bakery, tobacconist, hairdresser, florist, gift shop, inn, sports hall) less than 100 m away, as well as medical services (medical centre, pharmacy) and...

NOTES