

Fully renovated village house with magnificent uninterrupted views of the Mont Blanc and Aravis mountains

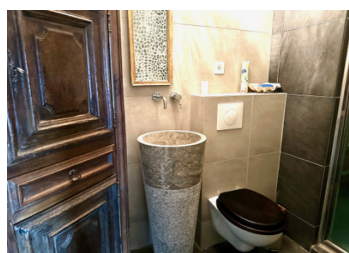


INFORMATION

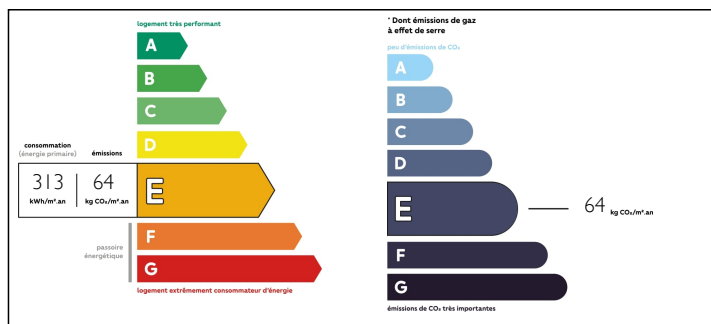
Town:	La Muraz
Department:	Haute-Savoie
Bed:	4
Bath:	3
Floor:	158 m2
Plot Size:	315 m2

IN BRIEF

This atypical village property of 158m2 living surface has been lovingly renovated to capitalise on stunning views of the Mont Blanc. Situated on the Mont Salève, just 30 mins drive from central Geneva it is the ideal home for cross-border workers, as much as it is the ideal holiday or weekend getaway for any lovers of nature and panoramic mountain views. Full of mountain charm this terraced house offers a unique blend of traditional and modern features, four bedrooms with additional mezzanine space, three bath/shower rooms, two WCs and a large living area that fully opens onto a terrace with the most spectacular of views. It also comes with a large garage, wine cellar, storage room and even a hammam! Located in a small station with button lift, popular for sledging, ski de fond and ski nordique this property has a prime location for all months of the year —...

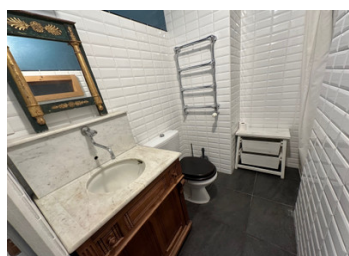


ENERGY - DPE



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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.



NOTES

DESCRIPTION

This fully renovated, atypical mountain property is located in the heart of a small and friendly mountain village only 30 minutes drive from central Geneva.

It comprises of 158m² of living space and is set on a plot of 315m². Many of its features capitalise on its unique location and uninterrupted views of the Mont Blanc. A location that allows for a lifestyle choice of immersion in nature and mountain life, through to mixing with the friendly community and visitors in the village brasseries – visitors who come for the exceptional views that you can enjoy every day.

This property is laid out as follows:

Ground floor: large, convivial, semi-open kitchen that leads to the visitors WC with shower and hammam as well as to the spacious living area with a double-faced wood burner benefitting the separate living and dining area. Fully retractable atelier-style glass doors opening onto a terrace with small lawn, pizza oven and barbeque area. Entrance to the chaufferie, wine cellar and storage space.

First floor: Large room with balcony overlooking the Mont Blanc - currently used as a second living area. Entrance to large single garage accessible directly from the street.

Second floor: Three large bedrooms, a wood burner, shower room with WC, large mezzanine currently set-up as an additional bedroom with open bathroom including roll-top bath – and an additional “secret” room.

This property oozing with unique mountain charm is the perfect main or secondary residence with proven rental...