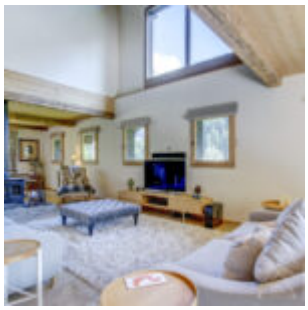
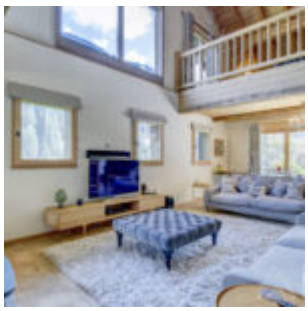
AGENCE
MY HOME
in the Alps

Chalet Le Crêt

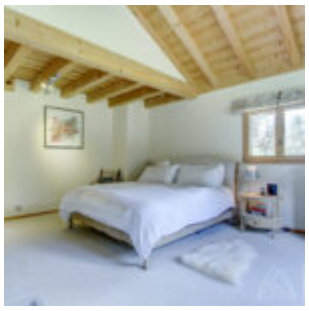
Price : 1 350 000€



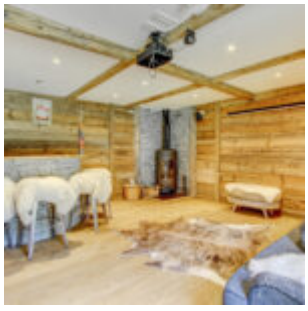




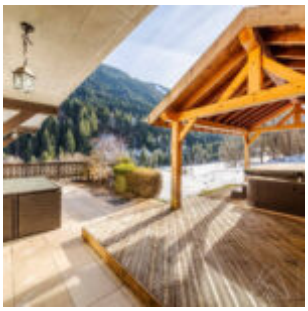
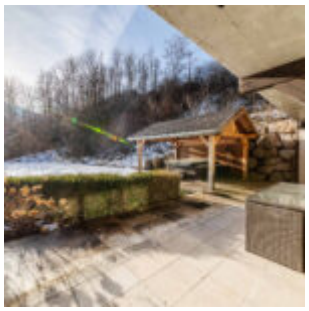






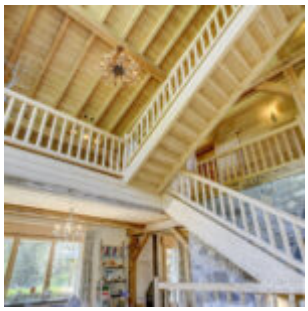














Nestled in a preserved natural setting, at the heart of non-buildable agricultural land, this magnificent renovated farmhouse offers a rare living environment combining complete privacy with spectacular panoramic views of the surrounding mountains.

Set on a plot of approximately 2,889 m², tucked back from the road, the property enjoys absolute peace and quiet with no overlooking neighbors, just 75 minutes from Geneva Airport.

Fully renovated with great care by a renowned local company, this character farmhouse spans four levels and features generous volumes, high ceilings, and warm, light-filled living spaces.

The ground floor includes an entrance hall, a wellness area with sauna and shower room, a laundry room, and a large multipurpose room currently arranged as a leisure space (bar, cinema, games room). This room, equipped with a wood-burning stove and direct access to the terrace, can easily be converted into an additional bedroom.

On the first floor, the main living area charms with its welcoming atmosphere, featuring an open-plan lounge and dining room centered around a wood-burning stove. The authentic-style kitchen opens directly onto a vast terrace with outdoor dining space, a flat garden, and a covered jacuzzi,

all facing an exceptional Alpine panorama. A bedroom and storage spaces complete this level.

The upper floor offers a comfortable sleeping area with a master suite featuring a walk-in dressing room, a full bathroom, and exterior access. Two additional double bedrooms, one of which is en suite, along with an open mezzanine, create additional living space ideal for relaxing.

Finally, the top floor hosts a large attic bedroom, perfect for accommodating family and friends. Outside, numerous terraces, a spacious garden, and a private driveway allow full enjoyment of this unique setting.

This rare property is an ideal residence for a large family or a prestigious mountain chalet.

Fees to be paid by the seller. Energy class D, Climate class B Estimated average amount of annual energy expenditure for standard use, based on the year’s energy prices 2021: between 5610.00 and 7650.00 €.

Information on the risks to which this property is exposed is available on the Geohazards website: georisques.gouv.fr.

Beadrooms :5
Bathrooms :4
Surface area (m2) :318.76
Land area (m2) :2889
Price :1 350 000€

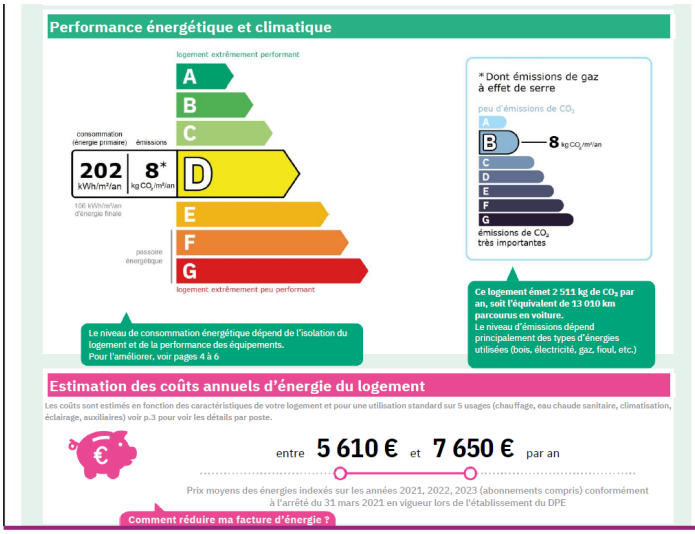
PRESENTATION OF THE PROPERTY

Price :1 350 000
Charges mensuelles :0.00
Situation :Seytroux
Exposure :Sud, Ouest
Meublé
Year of construction :2009

PARTS

Number of main parts :6
Beadrooms :5
Bathrooms :4

LES PERFORMANCES ÉNERGÉTIQUES



MY HOME IN THE ALPS

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