



BEAUTIFUL NEW DUPLEX WITH LAKE VIEW

ZONE | 1248 Hermance | Reference : LM/REY 2555

CHF 4,100.-/month

TABLE OF CONTENTS

Description page	3
Detailed characteristics and conveniences	5
Big pictures	7

BEAUTIFUL NEW DUPLEX WITH LAKE VIEW

CH-1248 Hermance | ZONE | CHF 4,100.-/month



Agency: Millenium Properties
Ref: FC 2078

This beautiful duplex apartment built in 2022 is located in the immediate vicinity of the village of Hermance. It offers a living space of 118m² with a beautiful 22m² lake-view terrace, and has 2 separate entrances (1st floor and 2nd floor).

Surrounded by green space and offering a unique residential tranquility due to its proximity to the lake, this is the perfect apartment for a family.

It is composed as follows:

Second floor (main entrance):

- Entrance hall,
- A fully equipped kitchen,
- A large, bright living room with direct access to the terrace and lake views,
- A room that can be used as a bedroom, TV room, or office,
- Bedroom with large walk-in closet in separate room,
- Bathroom.

First floor (secondary entrance):

- Bedroom,

CHARACTERISTICS

Reference: **LM/REY 2555**

Type: **Apartment**

Availability: **Immediate**

Rooms: **6**

Bedrooms: **2**

Bathrooms: **2**

Living area: **118 m²**

Year of construction: **2023**

Heating type: **Fuel oil**

Domestic water heating system: **Fuel oil**

Heating installation: **Floor**

millenium

PROPERTIES

- This property offers plenty of storage space (built-in wardrobes and dressing rooms) in all rooms.

A large cellar.

2 parking spaces with electric charging station available for CHF 150 per space.

Price: CHF 4,100

Visit soon!

Contact:

Federica Cavagna
+41 79 262 70 61
federica@milleniumproperties.ch

MILLENNIUM PROPERTIES
5 Boulevard du théâtre, 1204 Geneva
<https://www.milleniumproperties.ch>
+41 22 342 44 12

CONTACT FOR VISITING

Mrs. Lilou Rey
E-mail : lilou@milleniumproperties.ch
Mobile : +41 79 783 35 20

CHARACTERISTICS

CH-1248 Hermance | ZONE | **CHF 4,100.-/month**

CHARACTERISTICS

Availability	Immediate	Heating installation	Floor
Type	Apartment	Domestic water heating system	Fuel oil
Reference	LM/REY 2555	Condition of the property	Very good
Rooms	6	Standing	Standard
Bedrooms	2	Living area	118 m²
Bathrooms	2	Interior parking	2 not included CHF 150.-
Year of construction	2023		
Heating type	Fuel oil		

CONVENIENCES

NEIGHBOURHOOD

- Village
- Villa area
- Green
- Park
- Lake
- Shops/Stores
- Bus stop

OUTSIDE CONVENIENCES

- Terrace/s
- Quiet
- Greenery
- Parking

INSIDE CONVENIENCES

- Lift/elevator
- Underground car park
- Open kitchen
- Dressing
- Cellar
- Bright/sunny

EQUIPMENT

- Furnished kitchen
- Washing machine
- Shower
- Bath

FLOOR

- Parquet floor

millenium

PROPERTIES

EXPOSURE

- Optimal

VIEW

- | | | |
|----------------|------------------------|-------------|
| - Nice view | - Panoramic | - Lake |
| - Clear | - With an open outlook | - Forest |
| - Unobstructed | - Rural | - Mountains |
| - Far view | | |

PICTURE(S)













millenium

PROPERTIES

INTERIOR VIEW

