



LARGE MODERN DUPLEX APARTMENT (FRANCE).

zone | 74100 Annemasse | Reference : SCH 2163/3

CHF 746,800.-

TABLE OF CONTENTS

Description page	3
Detailed characteristics and conveniences	5
Big pictures	7

LARGE MODERN DUPLEX APARTMENT (FRANCE).

FR-74100 Annemasse | zone | CHF 746,800.-



Agency : Millenium Properties
Ref : SCH 2163

In France, in a quiet and residential condominium of 2008, close to the center of Annemasse, shops, schools and public transport (13 minutes on foot from the train station, 10 minutes on foot from the future tram stop at the Étoile roundabout).

The apartment is also 3 km from the customs office of Cara, 10 km from the center of Geneva and the lake.

With a living area of 130 m², it is composed as follows:

Ground floor:

- A spacious entrance with cupboards.
- A guest toilet.
- A fully equipped kitchen opening onto a bright cathedral-style living room with access to a west-facing terrace and a kitchen balcony.
- A master bedroom with a dressing room and its own bathroom.

First floor:

- A 13 m² mezzanine to be finished.
- Two bedrooms with cupboards and a balcony.
- A bedroom with its own 15 m² private terrace.
- A bathroom.
- A separate toilet.

CHARACTERISTICS

Reference: **SCH 2163/3**

Type: **Apartment**

Availability: **Immediate**

Rooms: **5**

Bedrooms: **4**

Bathrooms: **2**

Location floor: **3rd floor**

Living area: **130 m²**

Year of construction: **2006**

Parking spaces: **Yes, obligatory**

Heating installation: **Floor**

millenium

PROPERTIES

In the annexe, a cellar and a secure garage in the basement.

The well-maintained and landscaped residence also offers a secure collective car park with a barrier.

Price: 820,000 Euros.

Sales service
+41 78 335 55 00
sch@milleniumproperties.ch

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

CONTACT FOR VISITING

Mr. Stéphane Hernandez
E-mail : sch@milleniumproperties.ch
Mobile : +41 78 335 55 00

CHARACTERISTICS

FR-74100 Annemasse | zone | **CHF 746,800.-**

CHARACTERISTICS

Availability	Immediate	Number of terraces	3
Type	Apartment	Heating installation	Floor
Reference	SCH 2163/3	Condition of the property	Very good
Rooms	5	Standing	Upmarket
Bedrooms	4	Living area	130 m²
Bathrooms	2	Terrace surface	47 m²
Number of toilets	3	Parking spaces	Yes, obligatory
Location floor	3rd floor	Interior parking	2
Year of construction	2006		

CONVENIENCES

NEIGHBOURHOOD

- City centre
- Shops/Stores
- Shopping street
- Bank
- Post office
- Restaurant(s)
- Pharmacy
- Bus stop
- Tram stop
- Child-friendly
- Playground
- Nursery
- Preschool
- Primary school
- Secondary school
- Secondary II school
- College / University
- International schools
- Sports centre
- Theatre
- Concert hall
- Religious monuments
- Doctor

OUTSIDE CONVENIENCES

- Balcony/ies
- Terrace/s
- Garden in co-ownership
- Quiet
- Parking
- Box

INSIDE CONVENIENCES

- Lift/elevator
- Underground car park
- Open kitchen
- Guests lavatory
- Separated lavatory
- Dressing
- Unfurnished
- Built-in closet
- Double glazing

millenium

PROPERTIES

- Bright/sunny

EQUIPMENT

- Furnished kitchen
- Fitted kitchen
- Kitchen island
- Shower
- Bath

EXPOSURE

- Optimal

VIEW

- Clear

PICTURE(S)



millenium

PROPERTIES

INTERIOR VIEW



millenium

PROPERTIES



millenium

PROPERTIES



millenium

PROPERTIES



millenium

PROPERTIES



millenium

PROPERTIES

