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PROPERTIES



BEAUTIFUL CHALET IN MONT-SAXONNEX

zone | 74130 Mont-Saxonnex | Reference : GRAV/MC- 2306/3

CHF 636,600.-

TABLE OF CONTENTS

Description page	3
Detailed characteristics and conveniences	5
Big pictures	6

BEAUTIFUL CHALET IN MONT-SAXONNEX

FR-74130 Mont-Saxonnex | zone | **CHF 636,600.-**



Agency: Millenium Properties
Ref: GRAV/MC – 2306

In one of the most sought-after areas of Mont-Saxonnex, this magnificent chalet built in 2008 enjoys a privileged location, just a few minutes from the village center.

Built on a wooded plot of approximately 986 m², it offers perfect privacy, with no neighbors to be seen, as well as a stunning panoramic view of the Môle, the village church and the Andey peak.

The main level welcomes a spacious living room bathed in light, enhanced by a solid wood floor, a hydraulic underfloor heating system powered by geothermal energy and a beautiful fireplace. The kitchen, installed in 2022, is a delight with its contemporary design and high-quality appliances.

A soundproofed room, ideal for a music room or office, completes the space.

Upstairs, a mezzanine converted into an office space distributes three bedrooms with storage space.
Two of them have a mezzanine that can accommodate an extra bed.

The third bedroom has a custom-made bed and its own bathroom.

A bathroom and separate WC complete the floor.

CHARACTERISTICS

Reference: **GRAV/MC- 2306/3**

Type: **Chalet**

Availability: **Immediate**

Rooms: **5**

Bedrooms: **4**

Bathrooms: **2**

Living area: **201 m²**

Ground surface: **986 m²**

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The lower level, accessible from the living room and the garden, offers a large, light-filled space thanks to its bay window, a cellar equipped with a sauna/hammam, a laundry room and a workshop that doubles as a ski room.

The basement also allows the creation of an independent apartment thanks to the facilities already in place.

The chalet is ideally located, close to all amenities:

primary school (3 min), village shops, bus stop for the college, motorway access (15 min), Geneva/Chamonix/Annecy in 40 to 45 minutes.

Sale price: 699,000 euros agency fees included

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CHARACTERISTICS

FR-74130 Mont-Saxonnex | zone | **CHF 636,600.-**

CHARACTERISTICS

Availability	Immediate	Bathrooms	2
Type	Chalet	Condition of the property	Good
Reference	GRAV/MC- 2306/3	Living area	201 m²
Rooms	5	Ground surface	986 m²
Bedrooms	4		

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EXTERIOR VIEW



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INTERIOR VIEW



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