



SUPERB VILLA 10 MINUTES FROM THE CENTER OF ANNECY

zone | 74540 Chapeiry | Reference : MC/MP 2434

CHF 2,895,000.-

TABLE OF CONTENTS

Description page	3
Detailed characteristics and conveniences	5
Big pictures	6

SUPERB VILLA 10 MINUTES FROM THE CENTER OF ANNECY

FR-74540 Chapeiry | zone | **CHF 2,895,000.-**



Agency: Millenium Properties
Ref: MC/MP 2434

Just a few minutes from the center of Annecy, this exceptional property is nestled in a preserved and discreet natural environment. It extends to the heart of a landscaped park enclosed by a fence of about 9,000 m², of which 6,000 m² are buildable (PLU and detailed information on request)

Accessible by an elegant tree-lined driveway, the property offers a remarkable arrival and an intimate setting, without any neighboring buildings, enhanced by beautiful trees and a carefully maintained garden. The generous volumes, the light-filled reception areas and the quality of the finishes create a living space that is both elegant and comfortable.

The property has several suites, spaces dedicated to work and leisure, as well as a separate guest suite. Outside, you will enjoy a swimming pool, a guest house with summer kitchen and garages offering many possibilities for development.

Ideally located, close to the motorway and only twenty minutes from Lake Annecy, this discreet address will appeal to customers seeking peace, exclusivity and luxury.

This villa offers several perspectives: main or secondary residence, guest house project, or even an opportunity for a property developer wishing to develop the constructible potential of the land.

CHARACTERISTICS

Reference: **MC/MP 2434**

Type: **Single family house**

Availability: **Immediate**

Rooms: **7**

Bedrooms: **6**

Bathrooms: **6**

Living area: **525 m²**

Ground surface: **9,000 m²**

Heating type: **Fuel oil**

Heating installation: **Radiator**

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PROPERTIES

Price: 3,144,000 € agency fees included

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CHARACTERISTICS

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CHARACTERISTICS

Availability	Immediate	Heating type	Fuel oil
Type	Single family house	Heating installation	Radiator
Reference	MC/MP 2434	Condition of the property	Very good
Rooms	7	Standing	Standard
Bedrooms	6	Living area	525 m²
Bathrooms	6	Ground surface	9,000 m²

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PROPERTIES

PICTURE(S)



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