



## **FURNISHED LOFT WITH GARDEN AND ROOFTOP TERRACE**

Zone | 1256 Troinex | Référence : KM 2343/6

**CHF 4'500.-/mois**

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## FURNISHED LOFT WITH GARDEN AND ROOFTOP TERRACE

CH-1256 Troinex | Zone | CHF 4'500.-/mois



Agence : Millenium Properties  
Réf : KM 2343

Nestled in the sought-after municipality of Troinex, this magnificent furnished loft offers a lifestyle that perfectly blends modernity and nature, just minutes from Carouge.

The property is located within a high-end residence built in 2001, featuring a distinctly contemporary architectural design and a green roof, set in the heart of a beautifully landscaped 27,000 m<sup>2</sup> park.

Finished with high-quality materials, the loft benefits from large floor-to-ceiling windows, impressive ceiling height, and a Swedish stove at the heart of the living area.

The private garden is complemented by a spacious 80 m<sup>2</sup> rooftop terrace, equipped with an outdoor kitchen—ideal for relaxing moments and enjoying long summer evenings.

### Layout:

- Entrance hall with storage
- Fully equipped open-plan kitchen
- Bright living and dining area with access to the terrace and garden
- Master bedroom with built-in storage and en-suite shower room
- Second bedroom with private bathroom

### CARACTÉRISTIQUES

Référence: **KM 2343/6**

Type: **Loft**

Disponibilité: **Immédiatement**

Pièces: **4**

Chambres: **2**

Sanitaires: **2**

Surface habitable: **140 m<sup>2</sup>**

Année de construction: **2001**

Places de parc: **Oui, obligatoire**

Installation chauffage: **Radiateur**

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PROPERTIES

- Ample storage throughout
- Washing machine and dryer included
- Wine cellar

An outdoor parking space completes the property.

The residence also offers a multi-purpose room for private events, as well as a large leisure park featuring a ping-pong table, a football field, and direct access to the forest.

This unique setting subtly combines modern living, comfort, and nature, offering an exceptional residential experience.

**Rent:** CHF 4,500 (Short-term lease)

**Rent:** CHF 6,500 (Long-term lease)

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PROPERTIES

## SITUATION

CH-1256 Troinex | Zone | **CHF 4'500.-/mois**



Transports publics

15 m

-

-

-

Ecole primaire

793 m

16 min.

16 min.

3 min.

Commerces

1.49 km

32 min.

10 min.

5 min.

Restaurants

367 m

5 min.

2 min.

1 min.

## CARACTÉRISTIQUES

CH-1256 Troinex | Zone | **CHF 4'500.-/mois**

### CARACTÉRISTIQUES

Disponibilité	<b>Immédiatement</b>	Installation chauffage	<b>Radiateur</b>
Type	<b>Loft</b>	Etat du bien	<b>Très bon</b>
Référence	<b>KM 2343/6</b>	Standing	<b>Luxeux</b>
Pièces	<b>4</b>	Surface habitable	<b>140 m<sup>2</sup></b>
Chambres	<b>2</b>	Places de parc	<b>Oui, obligatoire</b>
Sanitaires	<b>2</b>	Place de parc extérieure	<b>1</b>
Année de construction	<b>2001</b>		

### COMMODITÉS

#### ENVIRONNEMENT

- Quartier de villas
- Parc
- Verdoyant
- Rivière
- Quartier résidentiel
- Commerces
- Banque
- Poste
- Restaurant(s)
- Pharmacie
- Gare
- Arrêt de bus
- Aire de jeux
- Ecole maternelle
- Ecole primaire
- Ecoles internationales

#### EXTÉRIEUR

- Terrasse(s)
- Terrasse sur le toit
- Jardin
- Jardin en copropriété
- Silencieux/tranquille

#### INTÉRIEUR

- Meublé
- Cheminée

#### EQUIPEMENT

- Douche
- Baignoire

#### SOL

- Parquet

## ENSOLEILLEMENT

- Optimal

## STYLE

- Moderne

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PROPERTIES

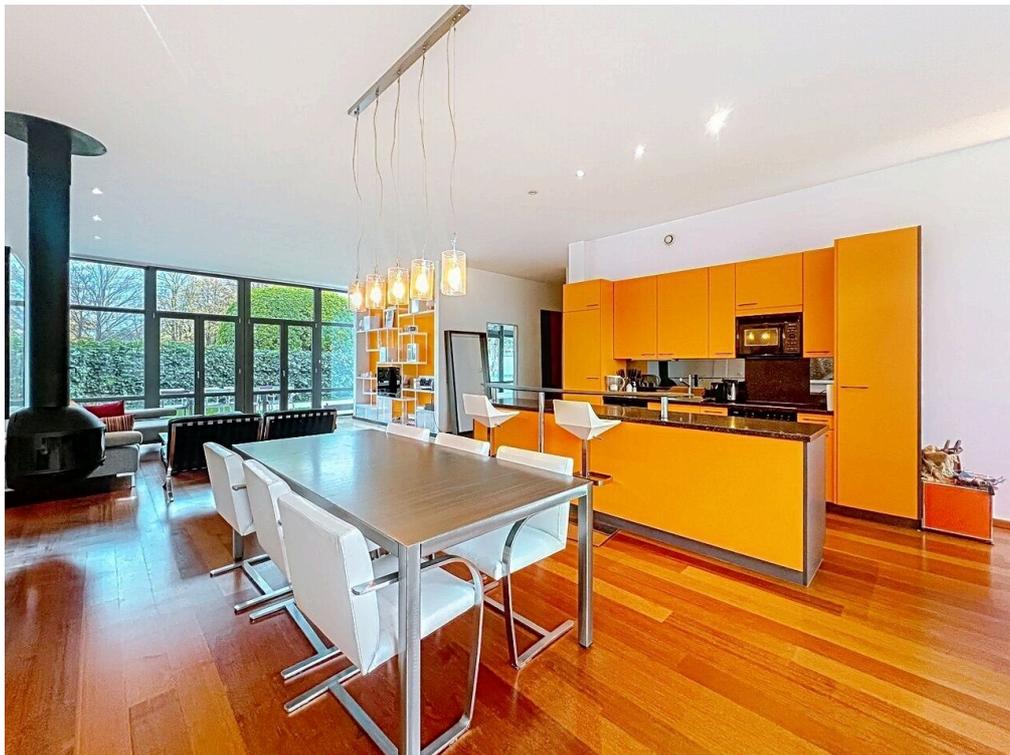
PHOTO(S)



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PROPERTIES

## VUE INTÉRIEURE



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PROPERTIES

