



## **DUPLEX EN ATTIQUE AVEC VUE PANORAMIQUE EXCEPTIONNELLE!**

ZONE | 1208 Genève | Référence : SH/ 2336/3

**CHF 5'450'000.-**

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## DUPLEX EN ATTIQUE AVEC VUE PANORAMIQUE EXCEPTIONNELLE!

CH-1208 Genève | ZONE | CHF 5'450'000.-



Agence : Millenium Properties  
Réf: SH/ 2336

This magnificent 230 sqm duplex is ideally located in the heart of Geneva. It boasts exceptional panoramic views over the city, the Jet d'Eau, the lake, and the surrounding mountains. Its generous volumes and vast 120 sqm terrace ensure optimal sunlight throughout the day.

All rooms enjoy breathtaking views: over the harbor to the west, the Salève to the south, and the Alps and Mont Blanc range to the east.

Particular attention has been paid to the quality of the materials, including illuminated cornices, custom-made walk-in wardrobes, high-end joinery, and a fully equipped kitchen with premium appliances.

### Layout:

#### 10th floor:

- Entrance hall
- Master bedroom with dressing room, full bathroom (shower, bathtub, double washbasin) and separate toilet, as well as a large balcony
- Two bedrooms with dressing rooms and en-suite shower rooms, each with access to the balcony
- Separate toilet

### CARACTÉRISTIQUES

Référence: **SH/ 2336/3**

Type: **Appartement**

Disponibilité: **A convenir**

Pièces: **9**

Chambres: **4**

Sanitaires: **7**

Situé au: **10ème étage**

Surface habitable: **230 m<sup>2</sup>**

## 11th floor:

- Spacious living room with ethanol fireplace
- Fully equipped open-plan kitchen with central island and bar, opening onto the dining area
- Bedroom with en-suite shower room and built-in wardrobes
- Guest toilet
- Laundry room and dressing room
- Large terrace with panoramic views over the lake and the city

The property is completed by two underground garages, two cellars, and a permit for one outdoor parking space.

A large, fully fenced private park of 5,000 sqm allows you to enjoy beautiful afternoons with family.

**Price: CHF 5,450,000.-**

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## CARACTÉRISTIQUES

CH-1208 Genève | ZONE | **CHF 5'450'000.-**

### CARACTÉRISTIQUES

Disponibilité	<b>A convenir</b>	Sanitaires	<b>7</b>
Type	<b>Appartement</b>	Situé au	<b>10ème étage</b>
Référence	<b>SH/ 2336/3</b>	Surface habitable	<b>230 m²</b>
Pièces	<b>9</b>	Place de parc intérieure	<b>2</b>
Chambres	<b>4</b>		

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## VUE INTÉRIEURE



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## PHOTO(S)

