



VILLAS BELLERIVE - VILLA B

zone | 1245 Collonge-Bellerive | Référence : SH 2442

CHF 6'680'000.-

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VILLAS BELLERIVE - VILLA B

CH-1245 Collonge-Bellerive | zone | CHF 6'680'000.-



LES VILLAS DE BELLERIVE Collonge-Bellerive · Geneva, Switzerland

A Private Contemporary Residence Moments from Lake Geneva

Discreetly nestled in one of Geneva's most sought-after residential enclaves, just a short stroll from the shores of Lake Geneva, Villa B embodies a rare expression of contemporary architecture, privacy and refined living. Set on a beautifully landscaped plot of **934 sqm**, the property offers an exceptional balance between natural serenity and immediate proximity to the city's finest amenities.

Exceptional Living Volumes & Seamless Indoor-Outdoor Living

The ground floor reveals an impressive open-plan reception space of nearly **90 sqm**, where living room, dining area and kitchen blend into a single, fluid environment.

Floor-to-ceiling sliding glass doors dissolve the boundaries between interior and exterior, extending the living spaces onto a generous terrace and private garden.

A residence designed for both elegant entertaining and intimate family living.

Four Private Suites – A Residential Experience Inspired by Luxury Hospitality

The upper floor has been conceived with a strong focus on privacy and comfort, offering **four independent suites**, each with its own bathroom.

The master suite features a bespoke walk-in dressing and opens onto a private balcony overlooking the surrounding greenery.

CARACTÉRISTIQUES

Référence: **SH 2442**

Type: **Maison neuve**

Disponibilité: **01.12.2026**

Pièces: **7**

Chambres: **4**

Sanitaires: **6**

Surface habitable: **274 m²**

Surface utile: **448 m²**

Surface terrain: **943 m²**

Volume: **1'611 m³**

Année de construction: **2026**

Type de chauffage: **Pompe à chaleur**

Eau chaude sanitaire: **Pompe à chaleur**

Installation chauffage: **Sol**

A layout rarely found in Geneva, ensuring complete autonomy for each occupant.

A Lower Level Dedicated to Wellbeing & Lifestyle

The fully finished lower ground floor extends the living experience with a large, naturally lit space of over **50 sqm**, ideal for:

- private cinema
- fitness studio
- wellness area

Additional features include sauna, wine cellar, laundry and technical rooms, creating a complete and highly functional environment.

A Rare Outdoor Setting with Approved Private Pool

The villa features a beautifully landscaped garden that offers complete privacy and includes a private pool

Sustainability Meets High-End Comfort

Designed to meet the highest Swiss standards (THPE – CECB A/A), the villa integrates:

- heat pump system
- underfloor heating
- solar and photovoltaic panels
- full home automation

Ensuring both environmental performance and absolute comfort.

Key Features

- Living area: **274 sqm**
- Lower ground: **138 sqm**
- Land: **934 sqm**
- 4 bedroom suites
- Approx. 90 sqm reception area
- Private garden & pool
- Covered parking

Price

CHF 6,680,000

Contact

Serge Hernandez

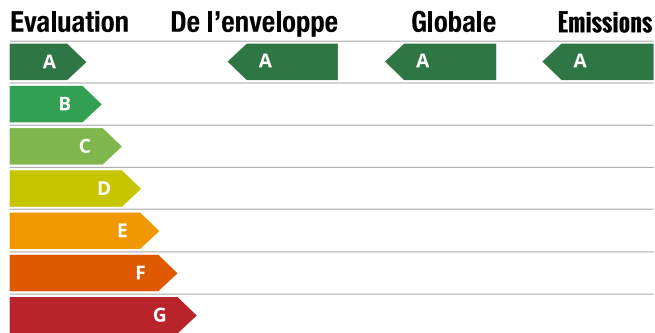
Millenium Properties

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serge@milleniumproperties.ch

EFFICACITÉ ÉNERGÉTIQUE (CECB)

L'étiquette énergétique résulte de l'évaluation de la performance énergétique globale (chauffage, eau chaude sanitaire, éclairage et autres postes de consommation) et de la performance de l'enveloppe d'un bâtiment.



CONTACT VISITE

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CARACTÉRISTIQUES

CH-1245 Collonge-Bellerive | zone | **CHF 6'680'000.-**

CARACTÉRISTIQUES

Disponibilité	01.12.2026	Type de chauffage	Pompe à chaleur
Type	Maison neuve	Installation chauffage	Sol
Référence	SH 2442	Eau chaude sanitaire	Pompe à chaleur
Pièces	7	Etat du bien	Nouveau
Chambres	4	Standing	Luxeux
Sanitaires	6	Surface habitable	274 m²
Nombre de WC	6	Surface terrain	943 m²
Année de construction	2026	Surface utile	448 m²
Efficacité énergétique	A	Volume	1'611 m³
Enveloppe du bâtiment	A	Surface terrasse	34 m²
Émissions directes de CO ₂	A	Surface sous-sol	138 m²
Nombre de terrasse	2	Place de parc intérieure	2
Balcons	2	Place de parc extérieure	inclus/-e(s)

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PROPERTIES

PHOTO(S)



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PROPERTIES



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PROPERTIES

VUE INTÉRIEURE



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PROPERTIES



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PROPERTIES



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PROPERTIES



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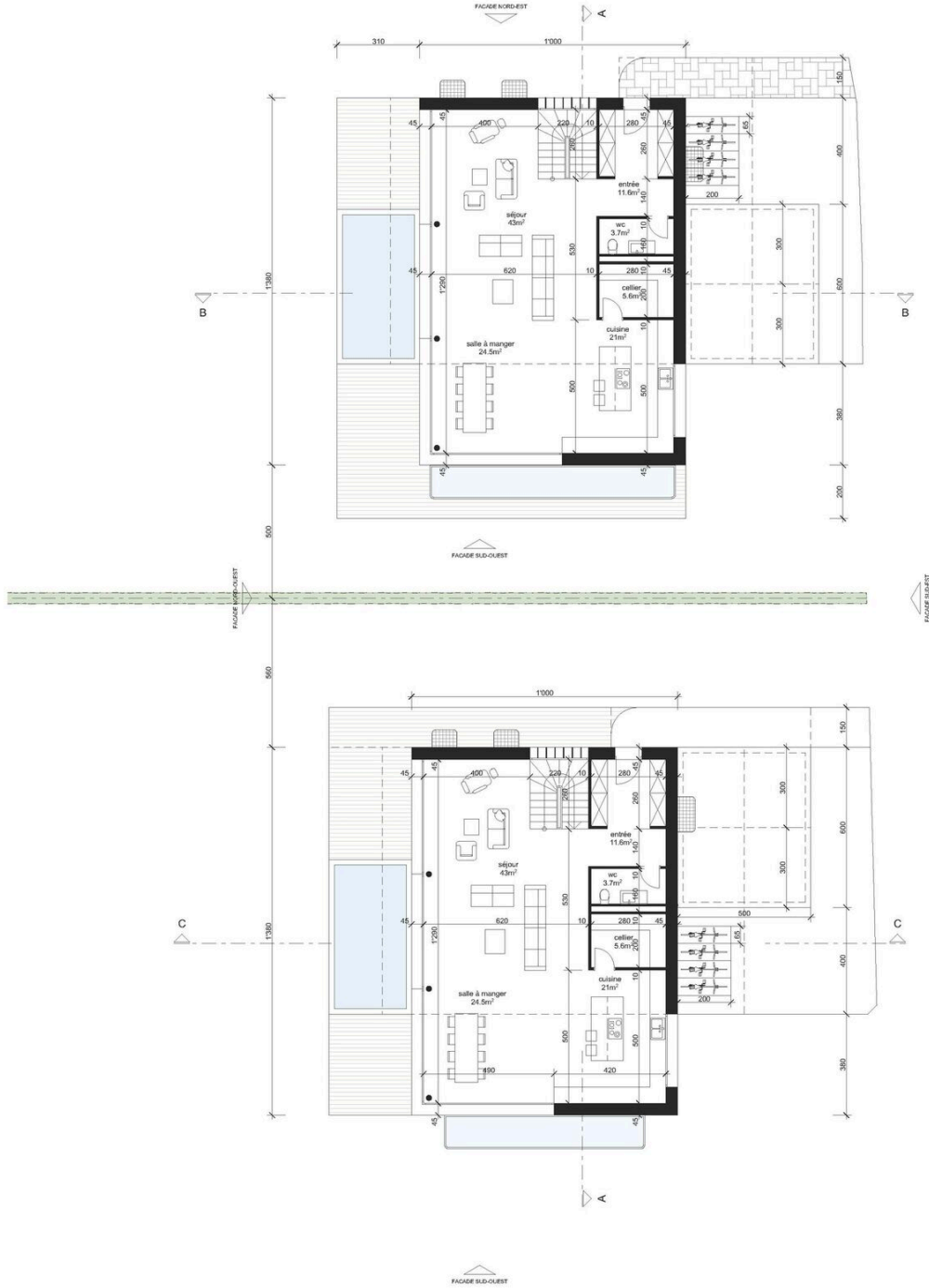
PROPERTIES



PLAN

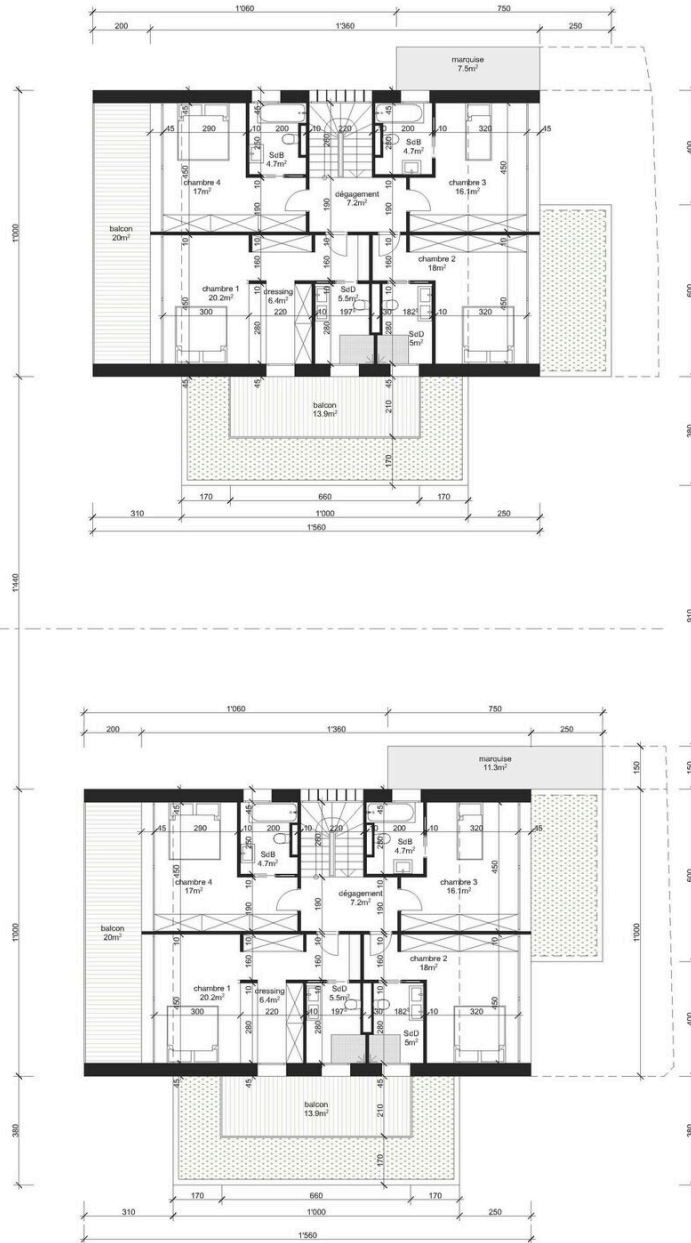


PLAN DE MASSE



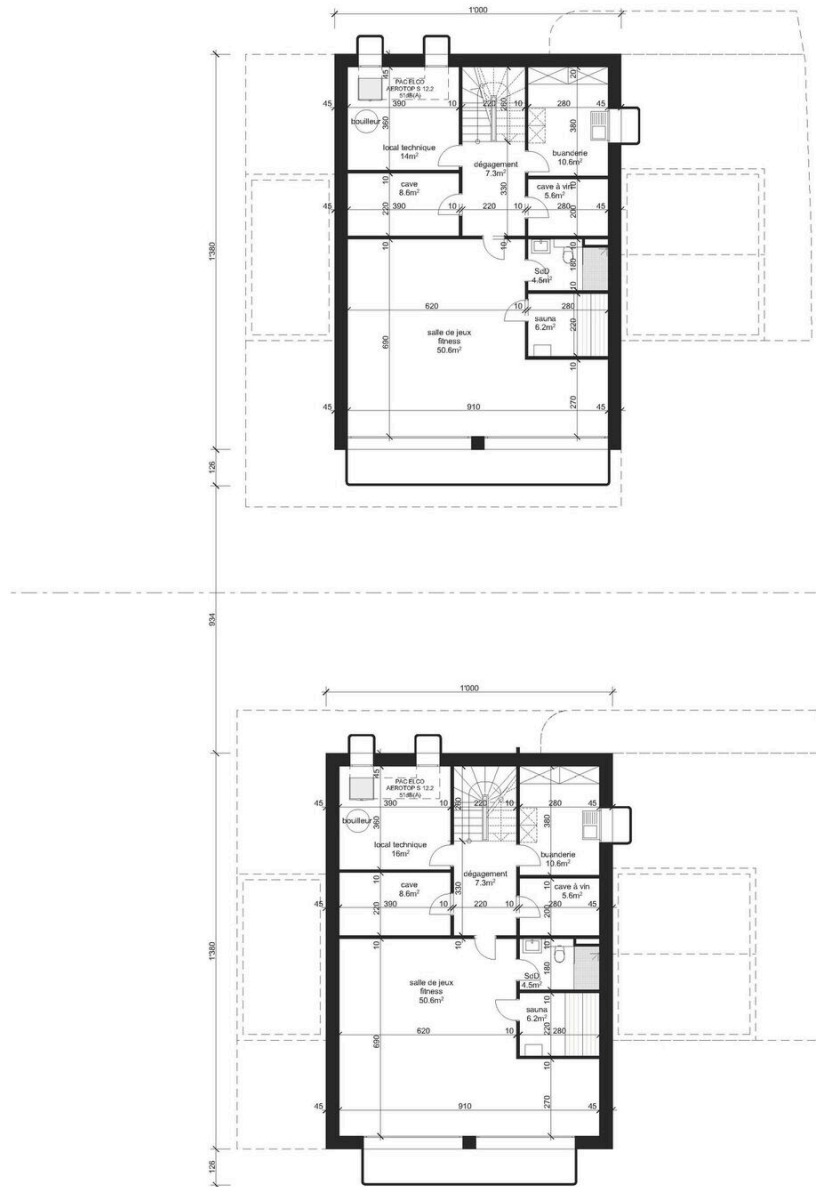
<p>Construction de deux villas</p> <p>Parcelle n° 7687</p> <p>31 Châteaude-Bellerive 1245 Collonge-Bellerive</p>	<p>GREEN BEAM Architectes Nicolas Roll</p> <p>30 route de la Bâtie - 1250 Versoix</p> <p>022 906 33 200 - nicolas.roll@greenbeam.ch</p>	<p>27.02.2025</p> <p>A2</p> <p>1:100</p> <p>20.xx</p> <p>REZ-DE-CHAUSSEE</p> <p>003</p>	
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REZ DE CHAUSSEE



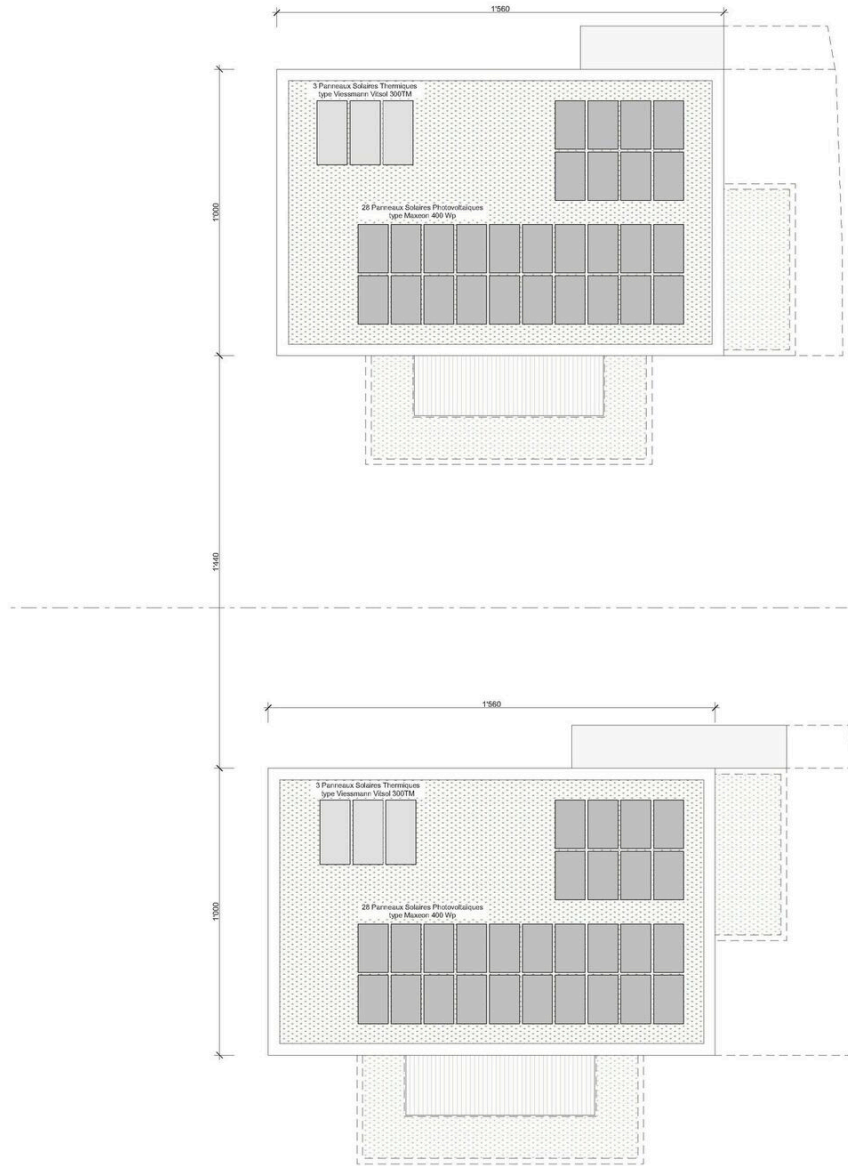
<p>Construction de deux villas</p> <p>Parcelle n° 7687</p> <p>31 châteaux-de-Bellerive 1245 Collonge-Bellerive</p>	<p>GREEN BEAM Architectes Nicolas Roll</p> <p>30 route de la Bâtie - 1290 Versoix</p> <p>021 906 93 200 - nicolas.roll@greenbeam.ch</p>	<p>27.02.2025</p> <p>Ad</p> <p>1:100</p> <p>20.xx</p> <p>ETAGE</p> <p>004</p>	
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ETAGE



<p>Construction de deux villas</p> <p>Parcelle n° 7687 31 châteaux de Bellevue 1245 Collonge-Bellerive</p>	<p>GREEN BEAM Architectes Nicolas Roll</p> <p>30 route de la Bâle - 1210 Versoix 021 900 33 000 - nicolas.roll@greenbeam.ch</p>	<p>27.02.2025</p> <p>Ad</p> <p>1:100</p> <p>20.xx</p> <p>SOLS-SOL</p>	<p>002</p> <p>GREEN BEAM</p>
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SOUS SOL



Construction de deux villas Parcelle n° 7687 31 châteaux-de-Bellerive 1245 Collonge-Bellerive		GREEN BEAM Architectes Nicolas Roll 30 route de la Bâtie - 1250 Versoix 022 996 99 000 - nicolas.roll@greenbeam.ch		
		27.02.2025	Ad	

TOITURE



PLAN DE COUPE

Construction de deux villas
 Permis n° 1948
 1^{er} bâtiment de Bellevue 1445 Collonge-Bellerive
 27.02.2025 AZ 1:100 20.XX COUPES SPALDE NAGE 012

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