



Évian-les-Bains - 98.62 sq.m apartment - Panoramic view of Lake Geneva - 3 bedrooms

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SELLING PRICE : Sold

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SOLE AGENCY

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2 Square Aristide Briand  
74200 Thonon-Les-Bains



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[leman@barnes-international.com](mailto:leman@barnes-international.com)

1 place du port  
74500 Evian-Les-Bains

## DESCRIPTION

EXCLUSIVE RIGHTS - Hauts-d'Évian. this 98.62 sq.m apartment is located next to the schools and the Evian golf course. It has a living room of over 29 sq.m with a beautiful fireplace and a balcony offering a magnificent view of Lake Geneva. The fitted kitchen is separated from the other rooms. The sleeping area has a total of three beautiful bedrooms, a functional shower room and a fully equipped bathroom.

An armored entrance door and lots of storage make this product a rare commodity.

The apartment also has a cellar and a private parking space. To visit quickly.

# FEATURES

Type de bien:	Apartment	Surface:	98.62 m <sup>2</sup>	Terrain:	-
Charges:	€2.933.00	Périodicité des charges:	€0.00	Ascenseur:	Yes
Piscine:	-	Nombre de lots:	63	Taxe foncière:	€869.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	5 rooms
NB de chambres:	3 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : C 157kWh/m<sup>2</sup>.year

Indice d'émission de gaz à effet de serre (GES) : D kg CO<sub>2</sub>/m<sup>2</sup>.an

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