



EXCLUSIVE RIGHTS - FETERNES - 170 SQ. M VILLA - 4 BEDROOMS - 2 200 SQ. M  
GROUNDS - SWIMMING POOL

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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



PHONE : 04 50 26 26 26  
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1 place du port  
74500 Evian-Les-Bains

## DESCRIPTION

**EXCLUSIVE RIGHTS - FÉTERNES.** This 170 sq. m villa, totally refurbished in 2014 is located between Thonon and Evian. It includes, at the ground floor, an entrance hall, a cloakroom, a living room with mezzanine, a dining room with fireplace open onto veranda, an equipped open-plan kitchen. At the first half level, there are 3 bedrooms, 1 shower room and 1 bathroom. This villa also offers an half-level basement with 1 bedroom with bathroom, 1 laundry room, 1 storeroom and 2 cellars. The outside includes 2200 sq. m grounds with an heated swimming pool.

# FEATURES

Type de bien:	House	Surface:	170.0 m <sup>2</sup>	Terrain:	-
Charges:	-	Périodicité des charges:	€0.00	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	-
Parking:	-	Compléments de loyer:	-	NB de pièces:	6 rooms
NB de chambres:	4 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) : F 400kWh/m<sup>2</sup>.year

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

High energy consumption

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