



SCIEZ - VILLA OF 220 SQ. M - PANORAMIC LAKE VIEW - LAND 5426 SQ. M -

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SELLING PRICE : 1 575 000 €

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EXCLUSIVE RIGHTS

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1 PLACE DU PORT  
74500 EVIAN-LES-BAINS



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NON-CONTRACTUAL INFORMATION

PARIS - GENEVA - LONDON - MOSCOW - NEW YORK - MIAMI - ST BARTH - DEAUVILLE - BASQUE COAST - FRENCH COUNTRYSIDE -  
ARCACHON BAY - PERIGORD - PROVENCE - FRENCH RIVIERA - SAINT TROPEZ - CORSICA - COURCHEVEL - MEGEVE

## DESCRIPTION

**EXCLUSIVE.** Located in a quiet area of Sciez, this partly gross villa to be completed offers 220 sq. m and an outbuilding of 50 sq. m, all on enclosed grounds of 5,426 sq. m with swimming pool. This property has a big first floor with place for the kitchen and a second floor enough place for three bedrooms and a bathroom. This two stairs requires a deep renovation work. A basement completely finished, with 3 bedrooms, 2 bathrooms, american kitchen and living room, done with high quality materials. The first level offers direct access to the swimming pool and the summer kitchen with BBQ. The 50 sq. m outbuilding consists of a kitchen open to the living room. The sleeping area has a bedroom and a bathroom. Many parking spaces and a shelter for 4 cars complete this property.

## CARACTÉRISTIQUES

Accommodation type :	House / Villa	Fees :	-	Living area :	220 m <sup>2</sup>
Land area (m2) :	5,426 m <sup>2</sup>	room number :	10	Bedrooms :	-
Monthly charges :	-	Balcony Surface :	-	Lift :	No
Location :	No	Swimming pool :	Yes	Energy assessment :	D
Gaz consumption assessment :	E	Number of lots :	-	Fees chargeable :	Seller
Terms tenant loads :	-				

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