

MORGES



Charming 3.5p apartment in the heart of
Morges - Exclusive

CHF 850'000.-



3.5



2



~63 m²

n° ref. **045005**



Switzerland | Sotheby's International Realty
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SITUATION AND DESCRIPTION

Located in the **heart of Morges**, in the **attic of a character building**, this charming **3.5-room apartment of approx. 67 sq.m. weighted** seduces with its **warm atmosphere**, its **luminosity** and its **cachet**. Renovated in **2010**, it offers harmoniously arranged living spaces, combining comfort and functionality. The building is not equipped with an elevator

At **two steps from the train station**, shops, schools and all amenities, this property enjoys a **privileged location**, offering a sought-after urban quality of life in the center of Morges. A rare opportunity for lovers of character properties.

SURFACES

Living area	~ 63 m ²
Balcony Surface	~ 8 m ²
Useful surface	~ 71 m ²
Total surface	~ 71 m ²

CARACTERISTICS

Number of rooms	3.5
Number of bedrooms	2
Number of bathrooms	1
Location floor	4th floor
Costs	CHF 250.-/month

ANNEXES

A 5 m² cellar completes this property.

DISTANCES

Public transports	237 m
Primary school	186 m
Stores	84 m
Restaurants	30 m

DISTRIBUTION

The apartment is arranged as follows:

- **Central hallway** serving the living room and kitchen

- **Beautiful, bright living room**

Fully equipped open kitchen **Two bedrooms**

- **Bathroom with WC**



MUNICIPALITY

Located on the shores of Lake Geneva, **Morges** captivates with its **authentic charm**, lively town center and sought-after **quality of life**. The commune benefits from excellent rail and road links, while offering a peaceful living environment between lake and mountains.

SPECIAL FEATURES

The apartment is **currently rented**. Please **contact us** for further information regarding **availability** and other information.

INFORMATION

Year of construction	1870
Basements	1
Year of restoration	2010
Heating installation	Radiator
Domestic water heating system	Groundwater heat pump
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NEIGHBOURHOOD

- City centre
- Shops/Stores
- Shopping street
- Bank
- Post office
- Restaurant(s)
- Pharmacy
- Railway station
- Bus stop
- Highway entrance/exit
- Child-friendly
- Playground
- Nursery
- Preschool
- Primary school
- Secondary school
- Secondary II school
- College / University
- Soccer pitch
- Ice rink
- Museum
- Theatre

- Concert hall
- Religious monuments
- Hospital / Clinic
- Medical home
- Doctor

OUTSIDE CONVENIENCES

- Balcony/ies

INSIDE CONVENIENCES

- Without elevator
- Open kitchen
- Unfurnished
- Double glazing
- Bright/sunny
- Penthouse
- With character

EQUIPMENT

- Fitted kitchen
- Cooker/stove
- Induction cooker
- Oven
- Washing machine
- Shower
- Interphone

FLOOR

- Parquet floor

ORIENTATION

- West

FINANCIAL DATA**Price**

CHF 850'000.-

Availability

To be discussed

Judicial form

En PPE

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EXPOSURE

- Optimal
- All day

VIEW

- Clear



