

## VILLARS-SUR-OLLON



La Colline - Fully renovated chalet with  
character

**Price upon request**

Parking place(s) included



7



4



~280 m<sup>2</sup>

n° ref. **041099**



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Switzerland

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INTERNATIONAL REALTY



## SITUATION AND DESCRIPTION

EXCLUSIVE SWITZERLAND SOTHEBY'S INTERNATIONAL REALTY

The chalet La Colline is located in Chesières in a dominant position close to transport and the Aiglon Alpine College. The center of Villars-sur-Ollon, 800m away, can be reached in just 10 minutes on foot. South-west facing, it enjoys magnificent views of the Alps.

Built in 1905, the chalet has been completely renovated with the installation of triple-glazed larch windows, as well as the roof and sandblasting in early 2024. The many original rooms have been removed and converted into large spaces with beautiful high ceilings. Built on 4 levels, the terraces are supported by stone pillars. The interior finishes are of the highest quality: woodwork, tiling, stone, while retaining certain period features.

The garden level includes the garage with interior access, a vast home cinema and technical areas. The upper ground floor offers a warm and welcoming living space with a semi-detached lounge and dining area. The kitchen offers direct access to the large east-facing terrace.

On the first floor, the first sleeping area comprises two splendid bedrooms and two bathrooms. This level is entirely surrounded by a balcony.

The top floor attic includes the master bedroom with study area, fireplace and a south-facing balcony, offering spectacular views of the resort and the Alps. A bedroom or study and bathroom complete the first floor

Exterior: access is easy all year round, with a gravel driveway surrounding the chalet. The plot is beautifully planted with trees, including pines and a

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larch. The chalet has outdoor lighting.

This magnificent property is available as a primary or secondary residence. Sale to non-resident foreigners could be considered subject to conditions.

**SURFACES**

|                   |                       |
|-------------------|-----------------------|
| Living area       | ~ 280 m <sup>2</sup>  |
| Surface of parcel | ~ 1281 m <sup>2</sup> |
| Garden surface    | ~ 287 m <sup>2</sup>  |
| Terrace surface   | ~ 103 m <sup>2</sup>  |
| Useful surface    | ~ 342 m <sup>2</sup>  |
| Volume            | ~ 1622 cbm            |

**CARACTERISTICS**

|                               |            |
|-------------------------------|------------|
| Number of floors              | 4          |
| Number of rooms               | 7          |
| Number of bedrooms            | 4          |
| Number of bathrooms           | 3          |
| Number of toilets             | 4          |
| Number of balcony             | 2          |
| Number of terraces            | 1          |
| Year of construction          | 1905       |
| Year of restoration           | 2024       |
| Heating system                | Gas        |
| Domestic water heating system | Gas        |
| Heating installation          | Radiator   |
| Second home                   | Authorized |
| Inside parking place/s        | 1 included |
| Outside parking place/s       | 4 included |
| Total nb. of parkings         | 5 included |

**DISTANCES**

|                   |        |
|-------------------|--------|
| Station           | 1111 m |
| Public transports | 121 m  |
| Stores            | 805 m  |
| Cable car         | 723 m  |
| Post office       | 1107 m |
| Restaurants       | 155 m  |

**DISTRIBUTION****Lower ground floor**

- Garage
- Separate entrance
- Hallway/laundry room
- Home cinema
- Visitors' WC

- Technical

**Upper ground floor**

- Entrance hall
- Living room with fireplace
- Dining room
- Kitchen
- East terrace and balcony

**1st floor**

- Double bedroom
- Double bedroom
- Bathroom
- Shower room
- Balcony surrounding the chalet 360°

**Under the roof**

- Master suite with fireplace/reading area
- Mezzanine
- Bathroom
- South balcony



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## NEIGHBOURHOOD

- City centre
- Green
- Mountains
- Shops/Stores
- Restaurant(s)
- Bus stop
- International schools
- Public swimming pool
- Near a golf course
- Ski resort
- Doctor

## OUTSIDE CONVENIENCES

- Balcony/ies
- Terrace/s
- Garden
- Parking

## INSIDE CONVENIENCES

- Garage
- Eat-in-kitchen
- Guests lavatory
- Home cinema
- Fireplace
- Triple glazing
- Bright/sunny
- With front and rear view
- Penthouse
- Exposed beams
- With character

## EQUIPMENT

- Fitted kitchen
- Washing machine
- Dryer
- Bath
- Shower
- Electric garage door
- Outdoor lighting

## FLOOR

- Parquet floor
- Stone

## CONDITION

- Very good

## ORIENTATION

- South

## EXPOSURE

- Optimal
- All day

## VIEW

- Panoramic
- Mountains

## STYLE

- Character house

## FINANCIAL DATA

**Price**

**Availability**

**Price upon request**

To be discussed

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Living room



Chalet





Living room



Living room





South view



Kitchen





Kitchen



Dining room





Dining room



Stairs





Entrance hall



Double bedroom 1





Double bedroom 2



Master suite





Master suite



Master suite





Office / Bedroom



Home cinema





Home cinema



Technical corridors





Bathroom



Bathroom





Chesières Panorama



Chalet





Chalet



Chalet





Chalet



Chalet