

# COLOGNY



Luxury, peace and majestic views of Lake  
Geneva

**CHF 9'500'000.-**

Price of parking place(s) in addition



7



4



363.2 m<sup>2</sup>

n° ref. **043662**



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## SITUATION AND DESCRIPTION

Located in the heart of the prestigious commune of Cologny, this remarkable apartment enjoys a privileged location offering spectacular views of Lake Geneva and the surrounding massifs.

Nested within a luxury residence, this property has recently been completely renovated with particular care, combining contemporary elegance and high-quality materials. The generous volumes and omnipresent luminosity are sublimated by vast terraces of almost 160m<sup>2</sup> with views la and grandiose perspectives, surrounded by greenery and serenity.

The top-of-the-range services and refined finishes ensure optimal living comfort in an environment that is both peaceful and exclusive.

Interior distribution:

- Welcoming entrance hall with plenty of storage space
- Spacious living room with fireplace, open to an elegant dining room
- Large, fully equipped kitchen, thought for gourmets with access to the terrace
- Parental suite with two dressing rooms and private bathroom with access to the terrace
- Three bedrooms, each with its own en suite bathroom with access to their terraces
- Visitors' WC
- Functional laundry room
- Plenty of built-in storage throughout the apartment
- Exceptional terraces of nearly 160m<sup>2</sup> with lake views from every room in the apartment

Appendices:

- Technical room

- Enclosed box for three vehicles with adjoining storage space

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## **SURFACES**

|                  |                      |
|------------------|----------------------|
| Living area      | 363.2 m <sup>2</sup> |
| Weighted Surface | 442.3 m <sup>2</sup> |
| Terrace surface  | 158.2 m <sup>2</sup> |

## **CHARACTERISTICS**

|                     |                   |
|---------------------|-------------------|
| Number of rooms     | 7                 |
| Number of bedrooms  | 4                 |
| Number of bathrooms | 4                 |
| Service costs       | CHF 3'222.-/month |

## INFORMATION

|                      |       |
|----------------------|-------|
| Year of restoration  | 2020  |
| Heating installation | Floor |

## NEIGHBOURHOOD

- Villa area
- Lake
- Shops/Stores
- Restaurant(s)

## OUTSIDE CONVENIENCES

- Terrace/s
- Box

## INSIDE CONVENIENCES

- Lift/elevator
- Box

## EQUIPMENT

- Private laundry
- Electric blind
- Alarm
- Ventilation
- Home automation

## FINANCIAL DATA

|                     |                        |
|---------------------|------------------------|
| <b>Price</b>        | <b>CHF 9'500'000.-</b> |
| <b>Availability</b> | To be discussed        |

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