

LE BRASSUS



For sale: Condominium apartment

CHF 850'000.-



4.5

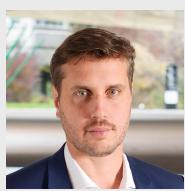


3



100 m²

n° ref. **045058**



Switzerland | Sotheby's International Realty
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SITUATION AND DESCRIPTION

Large, bright 4,5-room apartment in the center of Le Brassus

Located in a small high-end condominium, this 100 sq. m. apartment boasts plenty of natural light and meticulous finishing. A stone's throw from the center and amenities, yet bordered by forest and footpaths, it offers a practical and pleasant living environment.

The main living area opens onto a fitted kitchen with wood finishes, combining design and functionality. The space extends onto a **large private garden**, ideal for enjoying fine weather.

On the night side, two bright bedrooms share an elegant bathroom with bathtub. The master suite, a truly privileged space, has its own shower room and a vast fitted dressing room.

A private laundry room and a storeroom complete the comfort of the apartment, designed for a fluid and

pleasant daily life.

The residence, built in 2022, focuses on sustainability and energy performance thanks to solar panels and an air-to-water heat pump supplying the underfloor heating.

Available from August 2026, the apartment also includes a **large private cellar** and a shared bike room. Two additional parking spaces - one covered at CHF 15,000, the other outside at CHF 10,000 - complete this rare property on the market.

An apartment designed to combine **comfort, quality and aestheticism**, in the heart of the Vallée de Joux.

SURFACES

Living area	100 m ²
Weighted Surface	116 m ²
Terrace surface	41 m ²

CARACTERISTICS

Number of rooms	4.5
Number of bedrooms	3
Number of bathrooms	2
Location floor	Garden floor

DISTANCES

Public transports	141 m
Primary school	1563 m
Stores	42 m
Restaurants	98 m

INFORMATION

Year of construction	2022
Year of restoration	2022
Heating installation	Floor
Domestic water heating system	Air to water heat pump, Groundwater heat pump
Heating system	Air to water heat pump

- Bath
- Shower
- Cable/TV

CONDITION

- As new

EXPOSURE

- Optimal

PROXIMITY

- Village
- Shops/Stores
- Restaurant(s)
- Pharmacy
- Railway station
- Bus stop

OUTSIDE CONVENIENCES

- Garden
- Shed
- Parking
- Carport

INSIDE CONVENIENCES

- Lift/elevator
- Open kitchen
- Guests lavatory
- Cellar
- Bright/sunny

EQUIPMENT

- Fitted kitchen

FINANCIAL DATA

Price

CHF 850'000.-

Availability

01.08.2026

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