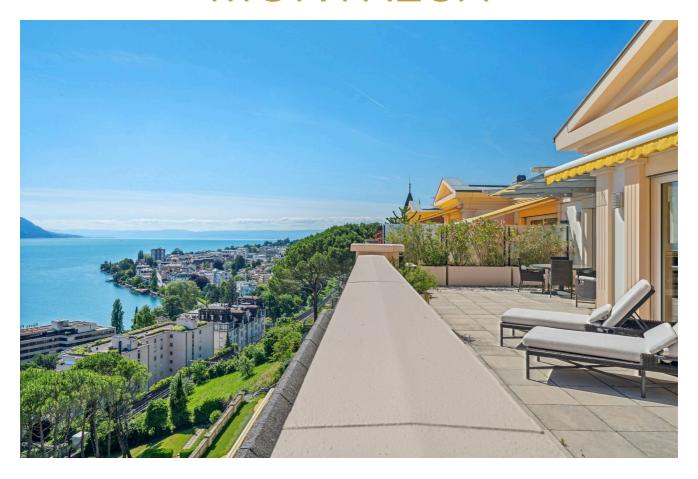
MONTREUX



Exclusive Sotheby's! Luxurious penthouse in the centre of Montreux

CHF 4'000'000.-

Price of parking place(s) in addition







n° ref. 199 m² **5256530_038296**



Switzerland | Sotheby's International Realty

Rue du Théâtre 7 bis, 1820 Montreux

Julien Schneider

+41 79 108 45 17 - Fax +41 21 962 86 61 julien.schneider@swsir.ch

Switzerland Sotheby's



SITUATION AND DESCRIPTION

This splendid penthouse is located on the top floor of a prestigious Belle Epoque-style residence established in 2008, in the heart of Montreux and close to all amenities. It enjoys a magnificent panoramic view over the entire Lake Geneva basin.

This exceptional property comprises 5.5 rooms and around 199 m² of living space. All rooms have high ceilings and are fitted out with quality materials and finishes.

It boasts plenty of natural light and undeniable tranquility. All co-owners of this residence will be able to take advantage of an outdoor swimming pool measuring 9 meters by 4.5 meters, a communal garden, and a large underground garage with direct elevator access.

2 additional indoor parking spaces and a cellar complete this property.

Switzerland Sotheby's

SURFACES

Living area	199 m²
Weighted Surface	240 m²
Balcony Surface	3.6 m ²
Terrace surface	116 m²
Cellar surface	8 m²
Useful surface	199 m²
Total surface	240 m²
Ceiling height	2.9 m

CARACTERISTICS

5.5
4
5
5
1
1
Top floor
CHF 1'110/month

ANNEXES

- 2 additional parking spaces and a large cellar complete this exceptional property

DISTANCES

Public transports	80 m
Primary school	1100 m
Stores	140 m
Restaurants	210 m

DISTRIBUTION

Ground floor

- Entrance hall with storage space
- 2 bedrooms with balconies
- Bathroom with WC
- Private laundry room

1st floor

- Private lift
- Entrance hall
- Living/dining room
- Open-plan kitchen
- Panoramic terrace with covered area
- Master bedroom with dressing room and en suite bathroom
- Bedroom
- Shower room with WC
- Guest toilet

Switzerland Sotheby's

3

31

1

2008

INFORMATION

Number of floors above ground Year of construction Number of flats Basements

NEIGHBOURHOOD

- City centre
- Railway station
- Bus stop

OUTSIDE CONVENIENCES

- Terrace/s
- Garden
- Quiet
- Common pool

INSIDE CONVENIENCES

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

EQUIPMENT

- Furnished kitchen
- Shower
- Bath
- Interphone

ORIENTATION

South

EXPOSURE

• Optimal

VIEW

- Nice view
- Lake
- Mountains

STYLE

Classic

FINANCIAL DATA

Price CHF 4'000'000.Price park. int. ② CHF 100'000.Total price CHF 4'100'000.Availability To be discussed
Judicial form En PPE

This document is not legally binding and is supplied for information purposes only. It may not be distributed to third parties without authorisation.





























