

PUIDOUX



Exclusivity SOTHEBY'S Equestrian Center with
yield

Price upon request

Price of parking place(s) in addition



10.5



7

n° ref. **042345**



Switzerland | Sotheby's International Realty
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SITUATION AND DESCRIPTION

For horse enthusiasts: one-of-a-kind equestrian center!

Offer yourself an exceptional setting dedicated to the equestrian universe.

We're talking about an estate of over 36,000m², with 45 stalls, a 40m x 100m sand paddock and an indoor covered riding arena measuring 20m x 40m.

This center combines passion, performance and sustainability.

Built in 1973, the roof was completely redone in 2014 and equipped with 799 photovoltaic panels covering 1'300 m², producing electricity for 50 households, equivalent to the annual consumption of 200 people. And thermal panels for hot water, as well as a bollard for electric cars.

The property also includes 3 apartments and 2 studios, offering an interesting rental yield.

A rare location, ideal for living off your passion in a natural, ecological and profitable setting.

Switzerland

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SURFACES

Surface of parcel ~ 23300 m²

CARACTERISTICS

| | |
|-------------------------------|-----------------|
| Number of rooms | 10.5 |
| Number of bedrooms | 7 |
| Number of bathrooms | 4 |
| Year of construction | 1973 |
| Year of restoration | 2014 |
| Heating system | Wood |
| Domestic water heating system | Wood, Solar |
| Heating installation | Radiator |
| Second home | Non authorized |
| Outside parking place/s | 10 included |
| Parking places | Yes, obligatory |

DISTANCES

| | |
|-------------------|--------|
| Public transports | 10 m |
| Primary school | 1500 m |
| Stores | 1964 m |
| Restaurants | 1390 m |

Switzerland

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INTERNATIONAL REALTY

NEIGHBOURHOOD

- Village
- Park
- Green
- Railway station
- Bus stop
- Horse riding area
- Sports centre

OUTSIDE CONVENIENCES

- Terrace/s
- Garden
- Parking
- Visitor parking space(s)

INSIDE CONVENIENCES

- Wheelchair-friendly
- Without elevator
- Open kitchen
- Unfurnished
- Built-in closet
- Fireplace
- Double glazing
- Bright/sunny

EQUIPMENT

- Fitted kitchen
- Washing machine
- Dryer
- Phone
- WiFi

FLOOR

- Tiles
- Parquet floor
- Laminated

CONDITION

- Good
- To be refurbished

ORIENTATION

- South
- East
- West

EXPOSURE

- Optimal
- All day

VIEW

- Clear
- Unobstructed
- Far view
- Valley view
- Fields
- Forest
- Mountains

STYLE

- Classic
- Rustic

FINANCIAL DATA

Price

Availability

Price upon request

To be discussed

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www.switzerland-sothebysrealty.ch









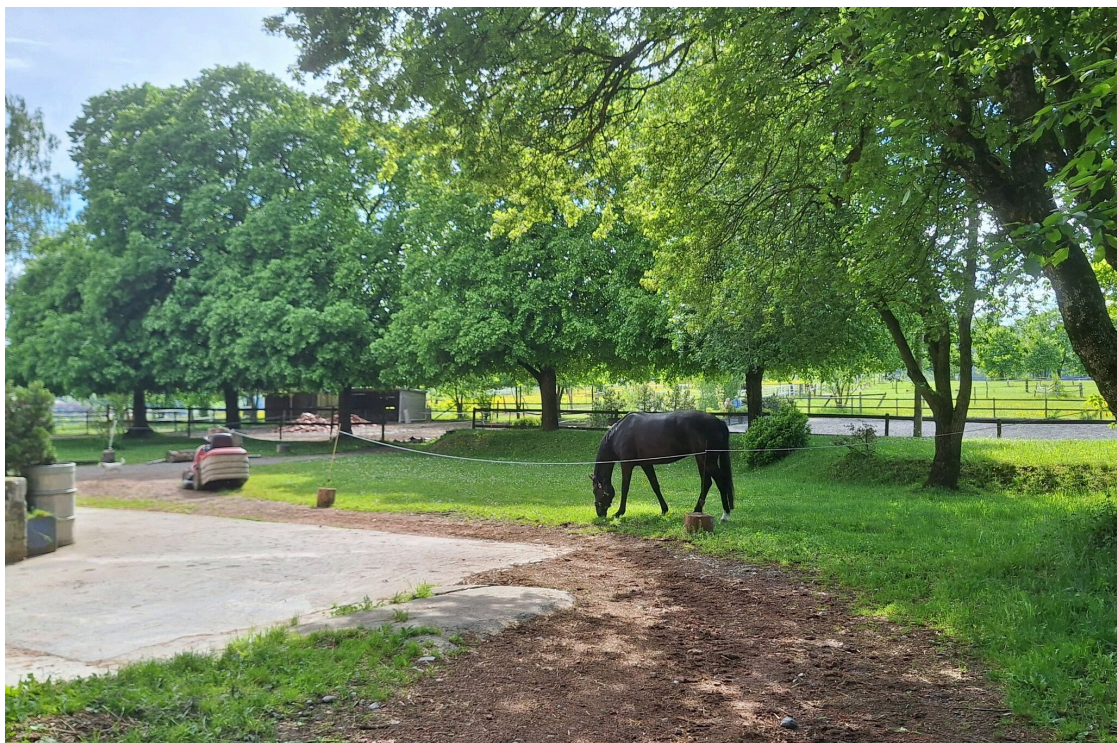
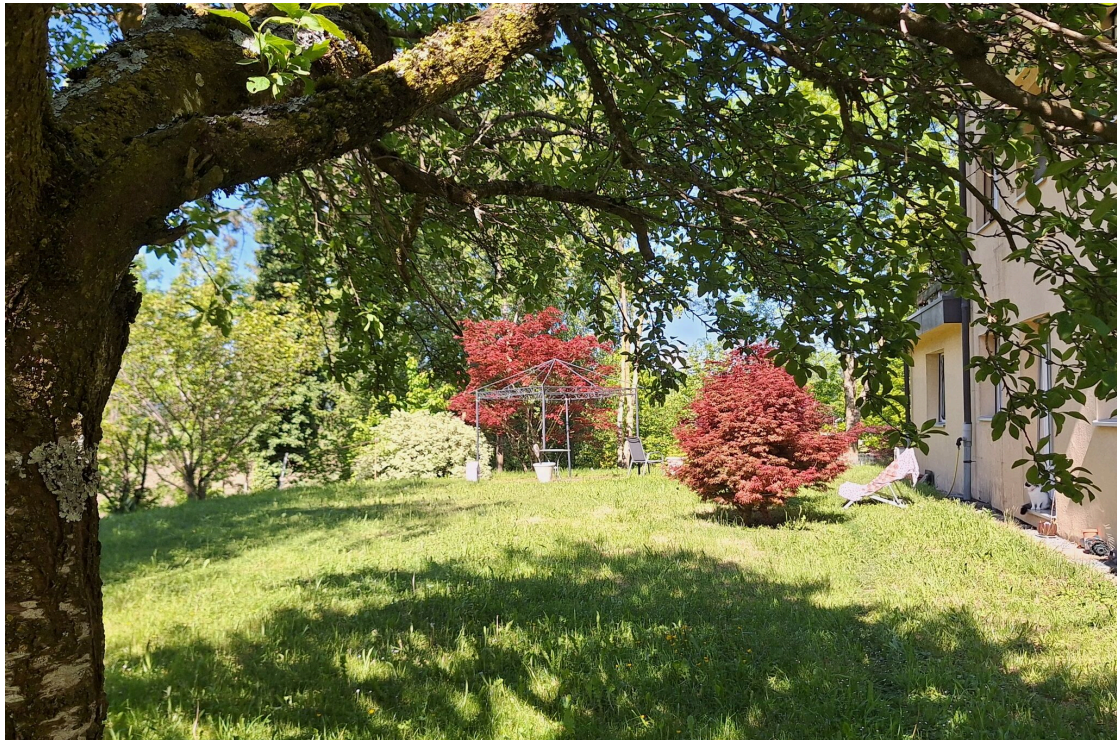




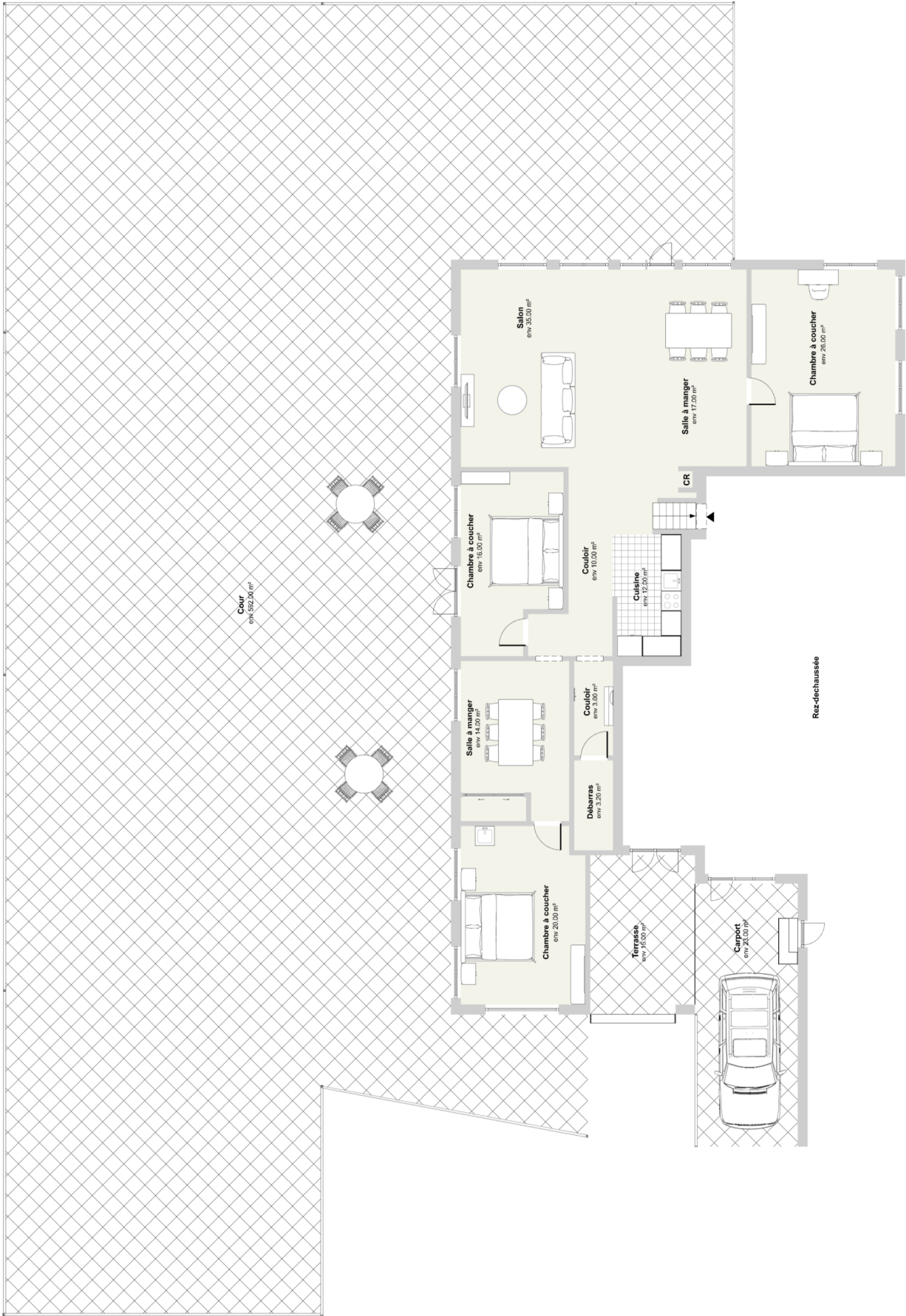


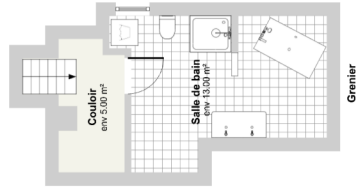


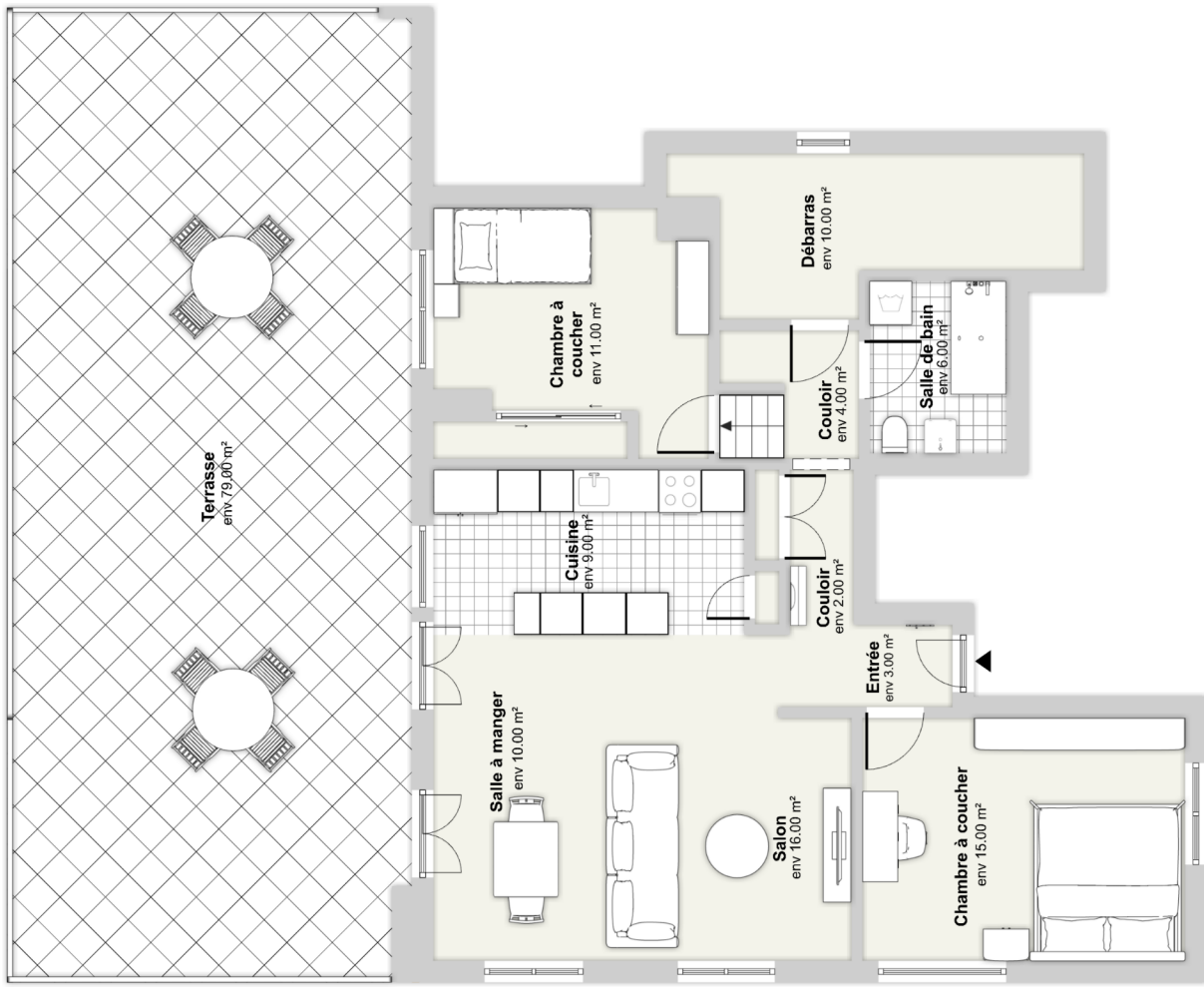












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