

MONTREUX



Village house to renovate with plans for two apartments and a studio f

CHF 695'000.-

n° ref.
5782486_043490



Switzerland | Sotheby's International Realty
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SITUATION AND DESCRIPTION

Located in a peaceful, leafy setting on the heights of Montreux, this village house dating from 1700 offers great potential for renovation. Situated in Brent, in the heart of a charming hamlet, it will seduce you with its authenticity and period cachet. Some rooms enjoy breathtaking views of Lake Geneva and the mountains, adding an exceptional dimension to the setting. A rare property, ideal for renovation enthusiasts wishing to combine heritage with contemporary comfort.

A project exists to transform the property into two apartments and a studio. (Plans on request)

5 ½-room apartment on 4 levels: approx. 175 m² living space

- A hall
- Open kitchen with dining room

- A living room
- Four bedrooms
- Two shower rooms
- A guest WC
- A terrace (approx. 20 m²)
- A balcony (approx. 7.5 m²)

4 ½-room duplex apartment: approx. 142 m² living space

- An entrance
- An open kitchen
- A living room
- A balcony (approx. 12 m²)
- Three bedrooms
- Two shower rooms
- An independent studio: approx. 38 m² (can be combined with the 4 ½ rooms)
- One main room

- One shower room
- One kitchen
- One terrace of approx. 25 m²

An independent studio: approx. 38 m² (possibility of combining it with the 4 ½ rooms)

- A main room
- A shower room
- A kitchen
- A terrace of approx. 25 m²

Two outdoor parking spaces and small garden.

SURFACES

Surface of parcel	~ 270 m ²
Built surface	~ 160 m ²
Volume	~ 1360 cbm

CARACTERISTICS

Number of flats	3
Year of construction	1700
Second home	Authorized
Parking places	Yes, obligatory

ANNEXES

- 2 outdoor parking spaces

DISTANCES

Public transports	104 m
Primary school	168 m
Stores	976 m
Restaurants	131 m

NEIGHBOURHOOD

- Village
- Green
- Bus stop

OUTSIDE CONVENiences

- Balcony/ies
- Terrace/s
- Garden
- Quiet
- Greenery

FLOOR

- Antique parquet floor

CONDITION

- To be renovated
- To convert

VIEW

- Clear
- Rural
- Lake
- Mountains

FINANCIAL DATA

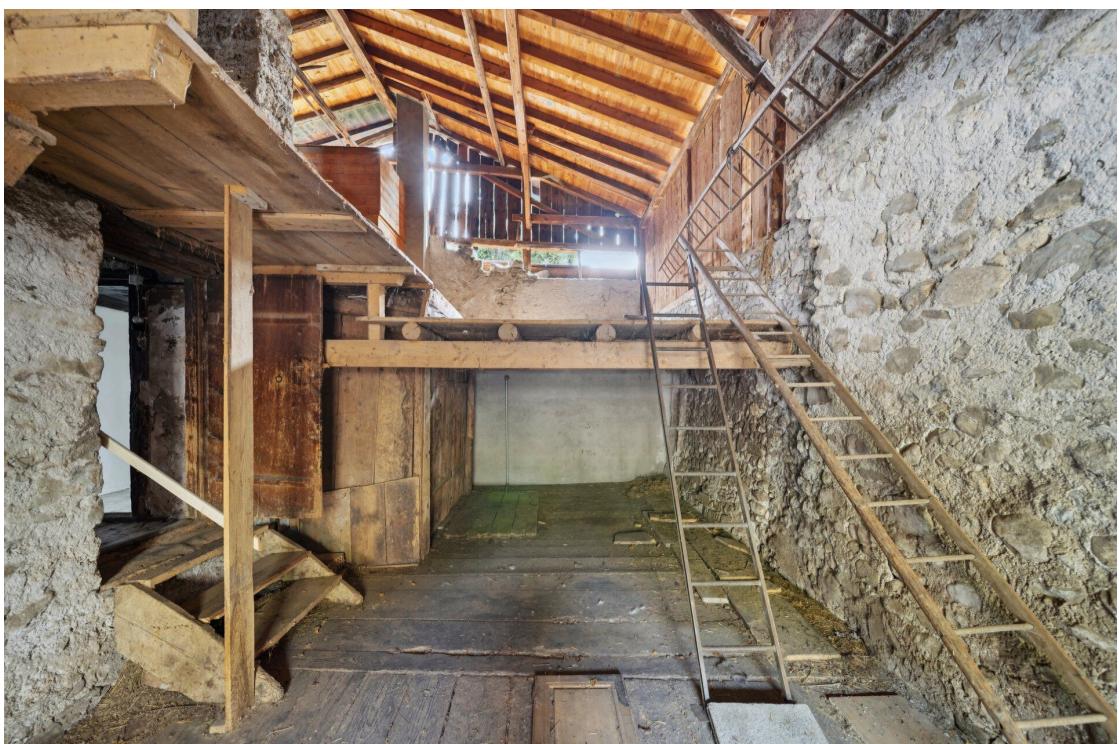
Price	CHF 695'000.-
Availability	To be discussed
Judicial form	En nom propre

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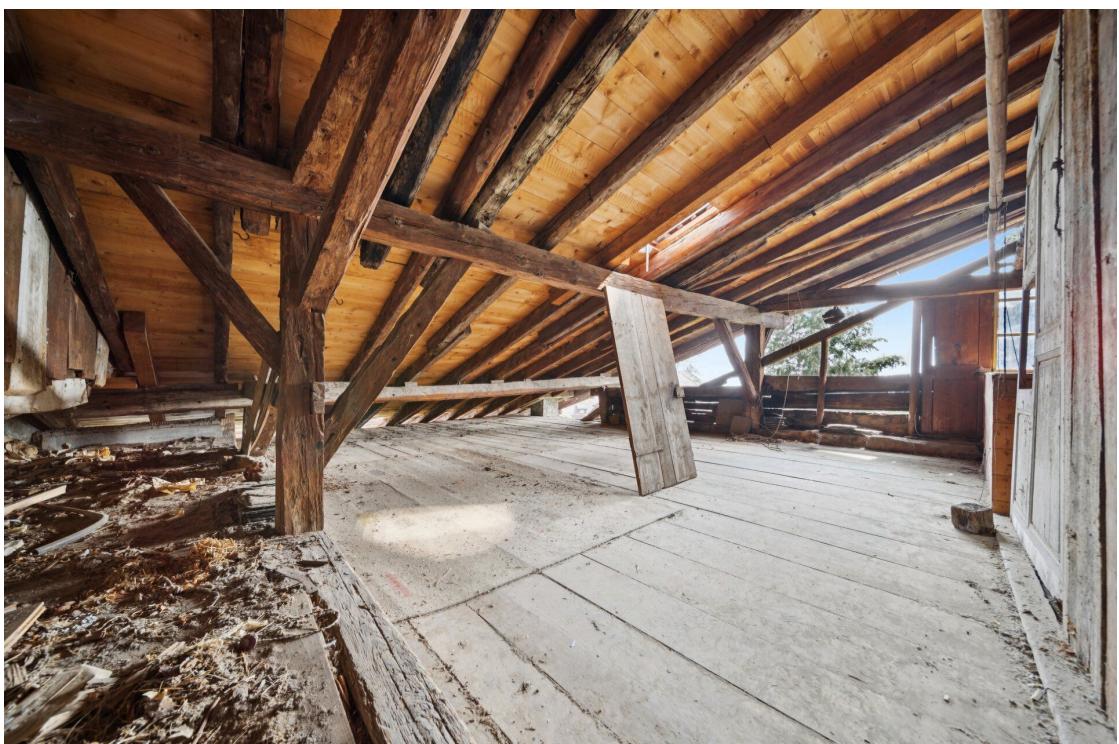




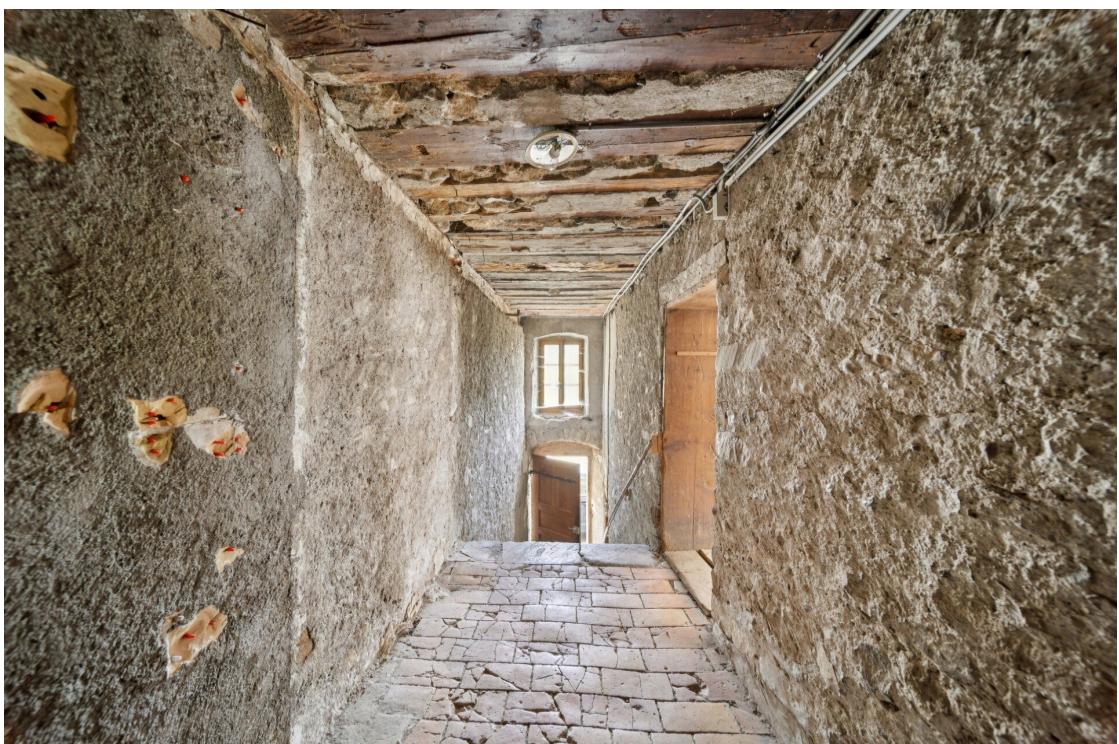








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