

CORSEAUX

OFF-MARKET

Corseaux - Rare property combining ancient charm and modern comfort

CHF 2'590'000.-



8.5



5



~203 m²

n° ref. **043870**



Switzerland | Sotheby's International Realty
Rue du Théâtre 7 bis, 1820 Montreux

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SITUATION AND DESCRIPTION

Ideally located in the center of the charming village of Corseaux, this unique property enjoys a rare location, just minutes from downtown Vevey. Nestled in a quiet, residential environment, it perfectly combines old-world charm, modern comforts and breathtaking views of Lake Geneva and the Alps.

This magnificent stone building, erected in 1784, is one of the oldest houses in the village. Completely renovated three years ago with noble materials and quality finishes, it now offers an exceptional living environment, combining authenticity, elegance and contemporary comfort.

Distributed over several levels, the house offers around 203 m² of living space. It is the result of the merger of two condominium lots, carefully transformed into a single, warm and atypical dwelling. The south-facing aspect guarantees generous natural light in all rooms throughout the day.

Every corner of the house invites you to relax, in a peaceful, timeless atmosphere. A true cocoon, ideal for lovers of history, character and serenity.

All amenities are within easy reach: public transport, schools, shops and motorways are all in the immediate vicinity. The Corseaux school is just a 5-minute walk away. The Burier gymnasium and international schools are within easy reach by bus or train from Vevey

SURFACES

Living area	~ 203 m ²
Balcony Surface	~ 5.5 m ²
Garden surface	~ 53 m ²
Terrace surface	~ 50 m ²
Useful surface	~ 302 m ²
Volume	~ 960 cbm

CARACTERISTICS

Number of floors above ground	3
Number of rooms	8.5
Number of bedrooms	5
Number of bathrooms	3
Number of toilets	3
Number of balcony	2
Number of terraces	1
Year of construction	1784
Year of restoration	2022
Heating system	Gas
Heating installation	Radiator
Second home	Non authorized
Energy efficiency	D
Parking places	Not available

DISTANCES

Station	452 m
Public transports	68 m
Stores	533 m
Post office	653 m
Bank	691 m
Restaurants	28 m
Park / Green space	599 m

DISTRIBUTION**Ground floor**

- 2 storage rooms.
- 2 laundry/technical rooms.
- 2 cellars

1st floor

- Large living room with fireplace approx. 30 m²

- Balcony (south facing)
- Bedroom with shower room/WC

2nd floor

- Fully equipped open kitchen
- Dining room
- Balcony
- Bedroom
- Shower room/WC
- Bedroom

Under the roof

- Mezzanine overlooking a charming living room
- Study
- Bathroom with double basin and WC
- Bedroom with wall cupboards

NEIGHBOURHOOD

- Village
- Mountains
- Lake
- Vineyard
- Residential area
- Restaurant(s)
- Bus stop
- Child-friendly
- Playground
- Nursery
- Preschool
- Primary school
- International schools
- Bike trail

OUTSIDE CONVENIENCES

- Balcony/ies
- Terrace/s

INSIDE CONVENIENCES

- Without elevator
- Open kitchen
- Guests lavatory
- Cellar
- Built-in closet
- Fireplace
- Double glazing
- Bright/sunny
- Natural light
- Penthouse
- Exposed beams
- With character

EQUIPMENT

- Fitted kitchen
- Washing machine
- Dryer
- Bath
- Shower
- Phone
- Internet connection

FLOOR

- Tiles
- Parquet floor
- Cast floor

CONDITION

- As new
- Very good
- Renovated

ORIENTATION

- South

EXPOSURE

- Optimal
- All day

VIEW

- Nice view
- Clear
- Lake
- Mountains
- Alps

FINANCIAL DATA**Price**

CHF 2'590'000.-

Availability

To be discussed

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