

# CORSEAUX



Between the green of the vines and the blue  
of the lake

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**CHF 3'590'000.-**



6.5



4



230 m<sup>2</sup>

n° ref. **034889**



**Switzerland | Sotheby's International Realty**  
Avenue Mon-Repos 22, 1005 Lausanne

**Léa Ventura**

+41 79 758 88 77 - Fax +41 21 781 01 00

lea.ventura@swsir.ch

[www.switzerland-sothebysrealty.ch](http://www.switzerland-sothebysrealty.ch)



## SITUATION AND DESCRIPTION

On the popular commune of Corseaux, overlooking Vevey, this sumptuous architect-designed house meets all expectations and benefits from an exceptional and privileged dominant position. Located close to the shores of Lake Geneva, primary, secondary and international schools as well as the Nestlé headquarters, its exceptional environment is ideal for people wishing to enjoy the calm in an extraordinary and green setting.

Built in 1974 and renovated in 2008, this rare property is built on a pleasant plot of over 2,070 m<sup>2</sup> where you can enjoy a swimming pool with outdoor shower as well as 1,000 m<sup>2</sup> of vines and have the luxury of tasting your own wine. It has an area of 230 m<sup>2</sup> in excellent condition and offers a unique lifestyle designed with talent by a famous architect.

The property brings a sweetness of life in each season

and a beautiful light thanks to its south-facing position and its large bay windows in all the living rooms. The ground floor has been intelligently designed, you will have a fitness room with sauna which can be made into an independent studio thanks to its adjoining bathroom. A carnotzet as well as an atomic shelter and a wine cellar complete this part.

On the upper floor, you will have a large living room with a spacious kitchen with direct access to the swimming pool. Four bedrooms, two bathrooms, a master suite with level access to the garden as well as a large dressing room and a bathroom with bath and walk-in shower.

A garage for two vehicles as well as numerous outdoor parking spaces pleasantly complete this exceptional property.

## **SURFACES**

Living area	230 m <sup>2</sup>
Surface of parcel	2070 m <sup>2</sup>
Garden surface	748 m <sup>2</sup>
Volume	1604 cbm

- Two bathrooms
- Dressing room

## **CARACTERISTICS**

Number of rooms	6.5
Number of bedrooms	4
Number of bathrooms	3
Year of construction	1974
Year of restoration	2008
Second home	Non authorized
Parking places	Yes, obligatory

## **ANNEXES**

- Garage for 2 vehicles
- Plenty of outside parking

## **DISTANCES**

Public transports	20 m
Primary school	600 m
Stores	200 m
Restaurants	200 m

## **DISTRIBUTION**

### **Lower ground floor**

- Entrance hall
- Studio with en-suite bathroom
- Sauna
- Fitness room
- Carnotzet
- Cellar
- Direct access to garage

### **1st floor**

- Spacious living room with direct access to the garden and swimming pool
- Open-plan dining room
- Fully equipped eat-in kitchen
- Three bedrooms

## PROXIMITY

- Villa area
- Green
- Mountains
- Lake
- Vineyard
- Child-friendly
- Nursery
- Primary school
- Secondary school

## OUTSIDE CONVENIENCES

- Terrace/s
- Garden
- Greenery
- Annex
- Garage
- Swimming pool

## INSIDE CONVENIENCES

- Garage
- Guests lavatory
- Dressing
- Cellar
- Wine cellar
- Carnotzet
- Garret
- Storeroom
- Built-in closet
- Fireplace
- Double glazing
- Bright/sunny

## EQUIPMENT

- Fitted kitchen
- Cooker/stove
- Induction cooker
- Oven
- Steamer
- Fridge
- Freezer
- Wine cooler
- Dishwasher
- Shower
- Bath

## FLOOR

- Tiles
- Parquet floor

## ORIENTATION

- South

## EXPOSURE

- Optimal
- All day

## VIEW

- Unobstructed
- Lake
- Garden
- Mountains
- Alps

## FINANCIAL DATA

### Price

**CHF 3'590'000.-**

### Availability

To be discussed

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