

BARNES GENEVOIS - BEAUMONT - FAMILY HOME



SELLING PRICE : 1 450 000 €

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EXCLUSIVE RIGHTS

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NON-CONTRACTUAL INFORMATION

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DESCRIPTION

Located in Beaumont, just 15 km from downtown Geneva, this sumptuous building dating from the 1800s has been renovated with undeniable refinement, offering 339 m² of living space on a splendid property of around 17,000 m², perfectly maintained.

As you enter this exceptional home, you'll be greeted by a spacious entrance hall. The first floor also includes a modern shower room with WC, a functional laundry room incorporating a utility room and a boiler room. The living room, with its majestic fireplace, is linked to the outside by magnificent openings, offering breathtaking views. A semi-open, fully-equipped kitchen, a study and a games room complete this floor, as does a well-thought-out storage area.

Upstairs, a mezzanine hallway offers an elegant perspective on the various rooms. Two large, bright and comfortable bedrooms, a shower room with WC, and a superb master suite with spacious dressing room. A room dedicated to ironing, designed for domestic comfort, adds a practical touch to this space.

The attic has been completely transformed into an office and home cinema space, providing an ideal setting for work and leisure. A fitted room awaits completion as a future bathroom with WC, and a former chapel adds a unique, history-laden dimension to the property.

The exterior of this property is equally impressive, with a breathtaking connection to nature. Unoverlooked, the panoramic views are breathtaking, and the grounds are meticulously maintained. A carport or storage area, a spacious garage for four vehicles, a basement cellar and two subtly exposed terraces complete the offer.

This property embodies exceptional quality, creating the feeling of being alone in the world, while offering quick access to all amenities. It's a true haven of peace close to Geneva.

CARACTÉRISTIQUES

Type of property : House / Villa / Chalet	Fees : -	Surface : 339 m ²
Land area (m2) : 16,968 m ²	Bedrooms : 3	Annual charges : -
Balcony Surface : 7 m ²	Elevator : No	Swimming pool : No
Number of lots : -	* Fees chargeable : Seller	Terms tenant loads : -
Price of the discounted value : -	Monthly rent : -	

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