

Maison Cranves-Sales 375 m²



PRIX DE VENTE : 2 690 000 €

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DESCRIPTION

Located in the highly sought-after hills of Cranves-Sales, in a quiet and verdant residential area, this sumptuous contemporary villa of approximately 375 m² offers an exceptional living environment with spectacular panoramic views of the Geneva basin, the Jet d'Eau, the Jura Mountains, and the surrounding peaks.

Built on a meticulously landscaped plot of 894 m², this architect-designed property captivates from the outset with its clean lines, generous proportions, and remarkable quality of features. Designed to offer optimal living comfort, it benefits from abundant natural light thanks to expansive windows that seamlessly extend the living spaces outdoors.

The main level features a stunning 110 m² reception room with a 6.20 m ceiling height, opening onto a large terrace, a fully equipped contemporary kitchen with high-end materials, and a welcoming dining area facing the panoramic views. This floor extends to a magnificent heated swimming pool, a true invitation to relaxation, complemented by a lounge area and an outdoor spa.

The sleeping area offers four suites, one of which is on the ground floor, each with its own bathroom, custom-made dressing rooms, and elegant décor. Also on the ground floor is a private apartment with generous proportions, storage space or a gym, and a magnificent cinema room equipped with high-end equipment.

Its finishes, home automation, and carefully designed exterior lighting create an atmosphere that is both warm and resolutely contemporary.

The villa also features a large garage, parking spaces, state-of-the-art technical equipment, and premium amenities that meet the most demanding standards.

Just minutes from Geneva and several Swiss border crossings, this rare property perfectly combines privacy, modernity, and exceptional views.

An exclusive address for clients seeking a unique property on the outskirts of Geneva.

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	375.0 m ²	NB de pièces :	7 rooms
NB de chambres :	4 bedrooms				

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

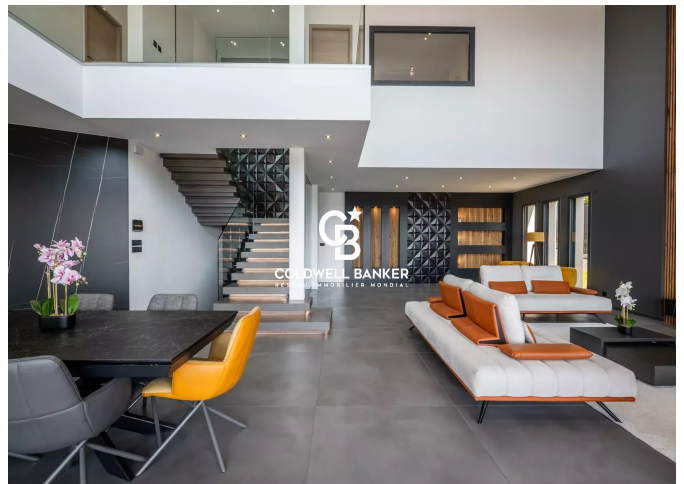
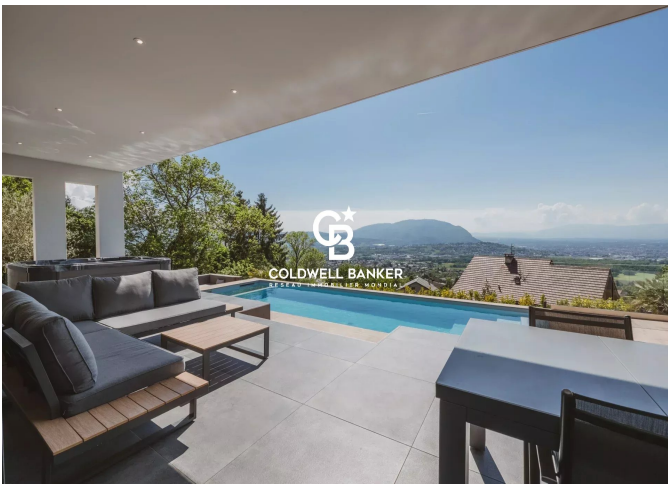
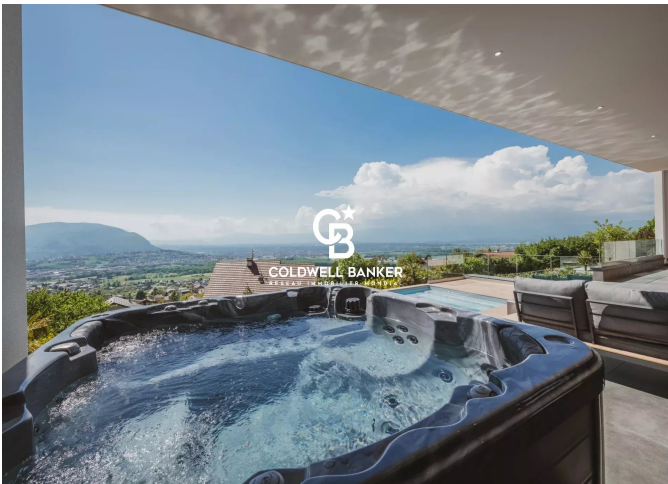
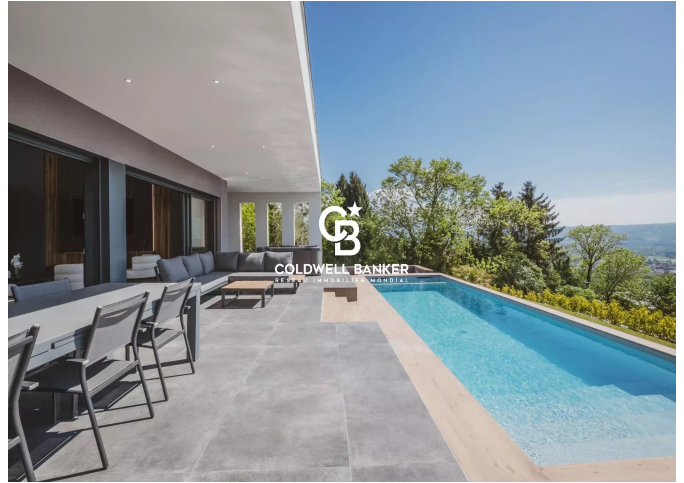
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : B 80

Indice d'émission de gaz à effet de serre (GES) : A 3



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