

BARNES PAYS DE GEX - HOUSE - SAINT GENIS POUILLY - 5 ROOMS



SELLING PRICE : 1 590 000 €

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DESCRIPTION

Beautiful contemporary villa of 210 m2 built in 2017, secure, south-facing, built on its enclosed and beautifully wooded grounds of 1730 m2 with a pond and in annex a beautiful independent workshop, ideal for a liberal profession, a gym or an independent apartment if needed.

This timber-framed house offers a magnificent view over its magnificent garden and large terrace equipped with a Nordic bath, an idyllic place for a break connected to nature.

This is a passive house built with top-quality materials, offering exceptional energy performance with thermodynamic double-flow ventilation that maintains a comfortable indoor temperature in winter and the possibility of cooling in summer.

A pellet stove provides additional warmth during the coldest periods.

The house is laid out as follows:

An entrance hall gives access to a vast, luminous living room and fully-equipped kitchen. An office with storage space and a pellet stove gives access to the second part of the house, which houses a secondary kitchen, 2 bedrooms and a shower room with WC.

The first floor is reserved for the master bedroom with shower room, WC and ample storage space.

A double garage, a bike room and an independent workshop will meet daily needs and more if required.

CARACTÉRISTIQUES

Type of property : House / Villa	Fees : -	Surface : -
Land area (m2) : 1,730 m ²	Bedrooms : -	Annual charges : -
Balcony Surface : -	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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NON-CONTRACTUAL INFORMATION

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