

House for sale in Saillon, Switzerland

Saillon

Prix de vente : CHF 1'490'000.-

Présentation

EXCLUSIVE

This splendid 4.5 room villa + annex located on a plot of 1057 m² is located in the charming village of Saillon. Its south-facing location gives it optimal sunshine throughout the year from morning to evening.

It is very easy to access by a residential road 30km/h, which gives it a great calm. It enjoys a beautiful view of the mountains, including the Pierre Avoi, and the Bourg de Saillon.

Highlights:

Saillon with its Baths and its medieval village, crowned the most beautiful village in Switzerland in 2013, delights young and old Close to Sion, Martigny, Conthey (largest shopping basin in Valais), Riddes (Hornbach, Ikea, Coop, etc.) and all the roads and railways Very beautiful view of the mountains and the Bourg de Saillon Very good sunshine all year round from morning to evening All the rooms are very bright thanks to the many large bay windows / windows Very large volume of the living room and bedrooms upstairs thanks to the opening to the roof Large master suite with spacious dressing room and shower room Close to all amenities and road/rail routes Spacious and magnificent exteriors that allow you to enjoy the sun or the cool at any time of the day Numerous storage spaces with a double garage, a large annex and a garden shed Villa very economical thanks to its heating / sanitary water by heat pump, its south-facing position and its photovoltaic solar panels Sale as a second home authorized

Distances:

Bus stop at 350 meters Village shop at 300 meters Bains de Saillon at 1 kilometer Riddes shopping area (Hornbach, Ikea, Coop supermarket, etc.) at 3.5 kilometers (4min. by car) Saxon train station at 3.4 kilometers (5 min.) Highway junctions at 4.5 kilometers (5 min.)

All ski resorts and golf courses in central Valais can be reached in about 30 minutes or less.

This villa is very spacious and its rooms are all very bright. It has been very well maintained and is distinguished by its large volumes and surfaces.

The exteriors are magnificent with its lawns, wooded areas and vegetable gardens.

It is composed as follows:

Garden level (150 m²): Spacious entrance hall with cupboards and hallway Guest toilet Spacious living room (61.2 m², incl. kitchen) with dining area, 2 bay windows opening onto two terraces and Swedish stove Spacious fully fitted and equipped kitchen with plenty of storage and bar Bedroom (9 m²) Laundry room with storage space and patio door to the outside Double garage with technical room

Floor (89 m2):

Master suite (49 m2)

Double bedroom Spacious dressing room Workspace Spacious bathroom with corner bath, shower, hammam and toilet

Suite 2:

Double bedroom Dressing room Bathroom with shower, sink and toilet

Annex (50 m2):

Garage with large available, possibility to park two cars Cellar workshop area

Exteriors:

Large lawn areas Various paved terraces with sun blinds Mature areas with vines Paved access around the villa with illuminated gate to the east Large shed for storage 3-4 parking spaces in the garages 4-5 outdoor spaces

Miscellaneous:

Heating by air-to-water heat pump with underfloor distribution Solar panels...

199.00 m²
Surface

4.00
Pièces

Galerie



Informations techniques

Transaction

Type	Maison/Villa
Disponibilité	À convenir

Surfaces

Pièces	4
Surface habitable	199 m ²

Bâtiment

Construction	2010
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