



listing



Agent Info

Name: ArKadia
Company Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 2,243,230.81

Location

Country: France
State/Region/Province: Auvergne-Rhone-Alpes
City: Annecy
ZIP code: 74940
Posted: Jul 02, 2025

Description:

Be captivated by this magnificent renovated house of 173 m2 (total surface area), ideally located in Annecy-le-Vieux, just a stone's throw from the lake and the charming Petit Port neighborhood. It offers a truly unique living environment, combining modern comfort with peaceful surroundings.

On the ground floor, enjoy a vast living room bathed in natural light thanks to its large picture windows, opening onto a sunny terrace and garden—perfect for relaxing or entertaining. The open, fully equipped kitchen with its dining area invites you to share convivial moments by the fireplace. This level also includes a master suite complete with custom-made walk-in closet and private shower room. A practical pantry/laundry room and separate guest toilet complete this floor.

Upstairs, you'll find a secondary living space with a cosy TV lounge, ideal for family movie nights. There are also three beautiful, bright bedrooms, a modern bathroom, and a separate toilet.

Outside, an automatic gate provides access to two private parking spaces, ensuring maximum comfort and security.

Highlights:

- Immediate proximity to Lake Annecy
- Quiet, highly sought-after neighborhood
- High-end finishes throughout



- Entirely renovated house
- Sunny garden and terrace

Don't miss this rare opportunity to live in an idyllic setting, just steps from the lake and all amenities.

Common

Bedrooms:	4
Bathrooms:	2
Finished sq. ft.:	142 sq m
Lot Size:	314 sq m

Building details

Number of Garages:	1
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Lease terms

Date Available:

Additional information

Website URL:	http://www.arkadia.com/SEQD-T28679/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM
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Contact information

IMLIX ID:	hh-15841166
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