



## Great family home in lovely village but also conveniently close to Geneva

4 bedroom house, 2 bathroom house with open plan living downstairs, a good sized garden, garage and swimming pool.

**Town:** Seyssel  
**Dept:** Haute Savoie  
**Plot size (m2):** 1068  
**Habitable (m2):** 120  
**Bedrooms:** 4  
**Bathrooms:** 2  
**Agent:** Heather Byrne

*hbyrne@leggett.fr*

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**€ 349 800**

This modern house (built 4 1/2 years ago) is conveniently situated for the lively village. With pretty countryside views and a pleasant garden complete with swimming pool! This price really is great value.....

You enter into a spacious hallway, there is a WC and then you enter into the spacious lounge/dining/kitchen. The kitchen is very well appointed with fitted units and plenty of workspace. There are all the appliances you need including oven, hob, fridge and dishwasher. In the lounge area there is a lovely wood burning stove which provides heat all the way through the house.

Up a short flight of stairs there is a double bedroom and a smaller bedroom (which has double height) and would be great as a child's bedroom or office. There is also a very nice modern bathroom with bath, and fitted sink unit.

Up a further flight of stairs to the next level there are two further double bedrooms one with a balcony and the other with an en-suite shower-room.

There is also a good sized laundry/utility room and a large double length garage.

Outside there is a large fully enclosed garden and an above swimming pool.

This are is good with all necessary amenities being within . . .



## La Rochebeaucourt

**Maison de Chapitre, 24340, La Rochebeaucourt**

**TEL: 08700 11 51 51 email: [info@frenchestateagents.com](mailto:info@frenchestateagents.com)**