



# CHARMING CHALET IN SAANEN-GSTAAD WITH GREAT SCENERIES


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## DETAILS

FOR SALE: Totally renovated TYPICAL CHALET GSTAAD in the heart of Gstaad-Saanenland. The CHALET is located in a central, very quiet, sunny and breathtaking location. Gstaad or Saanen train station and airport are just 5 minutes by car. The chalet is some steps but away from the hustle and bustle - still in the center of Gstaad and Saanen, it is detached and surrounded by agriculture and pure nature. It is an original Gstaad chalet with a typical chalet facade as well as a unique interior architecture with half floors and high quality interior fittings (Siberian larch flooring, natural stone tiles, ARWA accessories, resistance burglary according to Swiss Police standards, etc.). It has all the advantages of a condominium, it is open in 2 minutes, thanks to the electric shutters. Maintenance costs are also very moderate and approach CHF 1'200. -mtl. Incl. Studio. The usable area, including garages, 2 mini-chalets, etc. More information: Ground Floor Courtyard / driveway and parking for 4 - 5 and 2 garages with Toilet, GWM (studio) and electric garage doors. Entrance with cloakroom (access to garage, studio, cellar / laundry room and chalet). Room (about 35m<sup>2</sup>) with kitchen, bathroom and 2 built-in wardrobes. 1. living-dining room with bed 2. open kitchen with oven / microwave 3. bath with tub / shower, toilet, vanity and underfloor heating 4. 2 wardrobes 5. large sunny terrace with travertine floor and blinds 6. wrought iron gate and wrought iron gate (security) SPACE: Common entrance and CHALEL apartment entrance 1. laminated glass door leading to the chalet 2. food center apartment 3. laundry and wardrobe 4. CELLAR Chalet - Apartment on 4 half floors (TOTAL = 2 floors) 1st half floor 1. Open kitchen with integrated drawers - Fridge and French stove with 2 ovens, stove and grill, sink, trash can 2.

Large storage spaces and large storage spaces, superstructures with display cases 3. Secondary kitchen (lockable) with oven / microwave, sink, trash can, 4 large display cases, 3 wall cabinets and 8 large drawers 4. Dining room 5. Antique earthenware stove with electric heating 6. Conservatory with underfloor heating 7. Terrace with the morning sun (view of Schönried Hornfluh / Horneggli) (electric blinds / travertine floor) 2nd half floor 1. LIVING ROOM / open living space on the roof 2. Chimney (circulation of hot air) 3. Bedroom with 2 wardrobes 4. Bathroom with tub / vanity 5. Water room / WC and bathroom with sink and underfloor heating 6. Large terrace (about 50m<sup>2</sup>) with 2 dining tables, 2 large blinds 7. Unobstructed foresight towards GSTAAD and the Gstaad mountains 3rd half floor with 3 bedrooms, 2 bathrooms 1. South bedroom with cupboard and mezzanine 2. North bedroom with 2 cupboards and mezzanine 3. Bathroom with shower, vanity and toilet 4. Master bedroom with 2 large closets and bathroom with whirlpool tub / vanity unit / WC / underfloor heating 4th half floor Gallery open to the Living room and in addition a bedroom for 2-3 beds and desk In addition, 2 small CHALETS complete the offer: 1. Old detached wooden chalet, insulated and heated 2. New independent chalet, next to the kitchen, serving as a storage room for skis, suitcases, ski clothes, ski boots, decoration material, etc. The chalet is considered a second home and a limited extension under the building code, with all windows being laminated safety glass.

## THE SPACE

 Property number:11

 Accommodates: 12

 Bathrooms:6

 Bedrooms:6

 Property type:Two Chalet

 Room type:Entire Two Chalet

## **AMENITIES INCLUDE :**

✓ **Balcony**

✓ **Television**

✓ **Bathtub**

✓ **Kitchen**

✓ **Microwave**

✓ **Heating**

✓ **Wardrobes**

✓ **Laundry**

✓ **Stove**

✓ **Oven**

✓ **Grill**

✓ **Fridge**

✓ **Chimney**