

Steiger
& Cie

Sotheby's
INTERNATIONAL REALTY

CRANS-MONTANA



Garden level on the golf course very close to
the center of Crans

CHF 1'150'000.-

Sale to non-Swiss residents/nationals: Yes

Steiger&Cie Verbier SA
Rue de la Poste 11
CH-1936 Verbier
+41 27 771 81 71
verbier@steigeracie.ch

Steiger&Cie Crans-Montana SA
Rue du Prado 33
CH-3963 Crans-Montana
+41 27 771 81 73
crans-montana@steigeracie.ch

Steiger&Cie Zermatt AG
Tempel 9
CH-3920 Zermatt
+41 27 771 81 72
zermatt@steigeracie.ch



SITUATION AND DESCRIPTION

Garden level, well located in the neighborhood of the center of Crans. Very quiet location at the end of a cul-de-sac.

Great investment opportunity for conversion with high rental yield potential.

The layout is as follows:

- 1 entrance hall,
- 1 open-plan dining room,
- 1 living room with fireplace overlooking the garden,
- 1 separate kitchen,
- 1 master bedroom en suite,
- 1 double bedroom ensuite,
- 1 shower/laundry room
- 1 large terrace surrounding the apartment.

Outbuildings:

- 1 parking space in underground garage, 1 cellar, 2 ski lockers and 2 ski lockers

SURFACES

Living area	~ 95 m ²
Surface of parcel	~ 40 m ²

CHARACTERISTICS

Number of rooms	3
Number of bedrooms	2
Number of bathrooms	2
Location floor	Garden floor
Costs	CHF 7'000.-/year

INFORMATION

Year of construction 1983
Year of restoration 2019

NEIGHBOURHOOD

- City centre
- Park
- Green
- Car free
- Mountains
- Near a golf course
- Ski piste
- Hiking trails

OUTSIDE CONVENIENCES

- Garden
- Covered parking space(s)

INSIDE CONVENIENCES

- Underground car park

EQUIPMENT

- Fitted kitchen

FLOOR

- Tiles
- Parquet floor

CONDITION

- To be renovated
- To convert

ORIENTATION

- South

EXPOSURE

- Optimal
- All day

VIEW

- Rural

FINANCIAL DATA**Price****CHF 1'150'000.-****Availability**

immediately

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