

# Propriété Exceptionnelle En Bord De Lac à Crans, Dans Le Canton De Vaud.

Crans-près-Céligny

**Prix :** Prix sur demande

# Présentation

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This property is located in the popular Terre-Sainte region, just a short distance from Nyon. It is set in a rare environment within the charming municipality of Crans. It is situated directly on the lakeshore and offers an exceptional living setting where tranquillity, privacy, and prestige blend harmoniously.

The current house features approximately 490 sqm of living space. It already offers a generous layout with seven bedrooms and underfloor heating powered by gas.

However, the transformation potential truly makes it a unique opportunity. An ambitious architectural project is indeed planned, designed to meet the demands of the most discerning clientele. It envisions the creation of a contemporary villa with sleek lines, combining spectacular volumes, noble materials, and high-end finishes.

The future property will offer around 1,300 sqm of living space, spread across bright areas that open to the outside and are crafted for ultimate comfort.

It will feature eight bedrooms, including several suites, a wellness area with a spa and indoor pool, as well as an independent apartment for guests or staff. Special attention will be given to the outdoor spaces, with beautifully landscaped gardens, a panoramic terrace overlooking the waters of Lake Geneva, and direct lake access, offering a rare and precious connection to nature. The panorama itself is simply breathtaking.

The property will also include a closed garage for three vehicles, two carports, and numerous outdoor parking spaces, elegantly integrated into the landscape. This private and ideally located villa is just a few minutes from the centre of Nyon, its shops, international schools, and motorway connections to Geneva and Lausanne. This exceptional project embodies the art of lakeside living, perfectly balancing contemporary refinement and the sweetness of life.

Please note this property is subject to Swiss residency permit requirements.

**7.00**  
Pièces

# Galerie

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## Informations techniques

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### Transaction

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Type	Maison/Villa
Disponibilité	À convenir

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### Surfaces

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Pièces	7
Salle de bain	4

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