



CHARMING 4.5-ROOM VILLA WITH TERRACE – IDEAL FOR A FAMILY

Rue de la Ravière 5A | 1269 Bassins | Reference : 6094715

CHF 3,050.-/month

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CHARMING 4.5-ROOM VILLA WITH TERRACE – IDEAL FOR A FAMILY

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Located in the charming commune of Bassins, just a few minutes from Nyon, this contemporary semi-detached villa built in 2012 offers a peaceful, green living environment that is particularly appreciated by families. With a living area of approximately 141 m², it impresses with its generous volumes, brightness, and functional layout.

The ground floor revolves around a large, light-filled living space comprising a convivial lounge, a dining area and a fully-equipped open-plan kitchen. Large bay windows provide access to a pleasant terrace of approximately 30 m² and an outdoor area ideal for enjoying the good weather. A large bedroom with an en-suite shower room, a guest toilet and a large storage space complete this level.

Upstairs, you will find two beautiful bedrooms and a bathroom, offering an ideal layout for a family or a couple who want to have a home office or a guest room.

The commune of Bassins offers a peaceful environment while still benefiting from all the amenities nearby: schools, shops, restaurants, public transport and numerous family-friendly facilities, including a municipal swimming pool. Bus lines provide easy access to Nyon, Gland and neighboring communes.

Two outdoor parking spaces are included in the rent.

Rental conditions

- Monthly rent: CHF 3,050.-

CHARACTERISTICS

Reference: **6094715**

Type: **Attached house**

Availability: **To agree**

Rooms: **4.5**

Bedrooms: **3**

Bathrooms: **2**

Living area: **~ 141 m²**

Year of construction: **2012**

Parking spaces: **Yes, obligatory**

Heating type: **Gas**

Domestic water heating system: **Gas**

Heating installation: **Floor**

- Charges: individual
- 2 outdoor parking spaces included
- 4.5-room villa
- Living space: approx. 141 m²
- Terrace: approx. 30 m²
- 3 bedrooms
- 2 bathrooms
- Construction 2012
- Gas underfloor heating
- Triple glazing

A rare opportunity for families looking for spacious, modern, and quiet accommodation near the Nyons region. **Contact us today to arrange a viewing!**

CONTACT FOR VISITING

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CHARACTERISTICS

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CHARACTERISTICS

Availability	To agree	Heating installation	Floor
Type	Attached house	Domestic water heating system	Gas
Reference	6094715	Condition of the property	Very good
Rooms	4.5	Standing	Standard
Bedrooms	3	Living area	~ 141 m²
Bathrooms	2	Terrace surface	~ 30 m²
Year of construction	2012	Parking spaces	Yes, obligatory
Heating type	Gas	Exterior parking	2 included

INTERIOR VIEW









EXTERIOR VIEW

