



La Ferme des Rosiers

Echandens



Switzerland

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The Commune

Echandens is a charming commune in the Morges district of the canton of Vaud. Nestled between the countryside and the conurbation, it offers a peaceful living environment within easy reach of major roads and urban centers such as Lausanne and Morges.

This privileged location enables residents to enjoy a quiet, leafy environment, without sacrificing ease of travel or access to amenities.

The community boasts high-quality educational facilities and a lively network of associations, encouraging exchanges and conviviality between residents. Local shops, essential services and leisure facilities complete this harmonious lifestyle.

Echandens is particularly attractive to families and people seeking a balance between nature, quality of life and regional dynamism.



Bus stop 2 minutes' walk



Close to all amenities



School nearby



The Project

Nestled in a green setting in Echandens, the "La Ferme des Rosiers" development offers a subtle blend of authenticity and modernity. This human-scale project comprises 6 character apartments, ranging from studios to 4.5 rooms, each with its own private outdoor space, either a garden or a terrace.

Inspired by the charm of old buildings, the exterior architecture retains the original rural spirit, while integrating a resolutely contemporary interior. The choice of modern, elegant materials creates a harmonious contrast with the traditional elements, offering a living environment as warm as it is refined.

Ideally located in a quiet, residential environment close to all amenities, La Ferme des Rosiers is ideal for those looking for an authentic, comfortable and bright place to live, where every detail has been designed to combine aesthetics, functionality and quality of life.

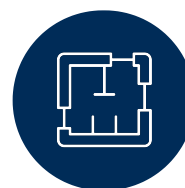
A rare opportunity in the region, between nature, history and modernity.



Authentic, comfortable and bright living space



Green environment, combining peaceful countryside and urban proximity



Beautiful volumes



Situation

Echandens is a charming commune in the canton of Vaud, ideally located between Lausanne and Morges, on the northern shore of Lake Geneva. Its lush green environment, combining peaceful countryside and urban proximity, makes it a sought-after place to live in the western part of Lausanne.

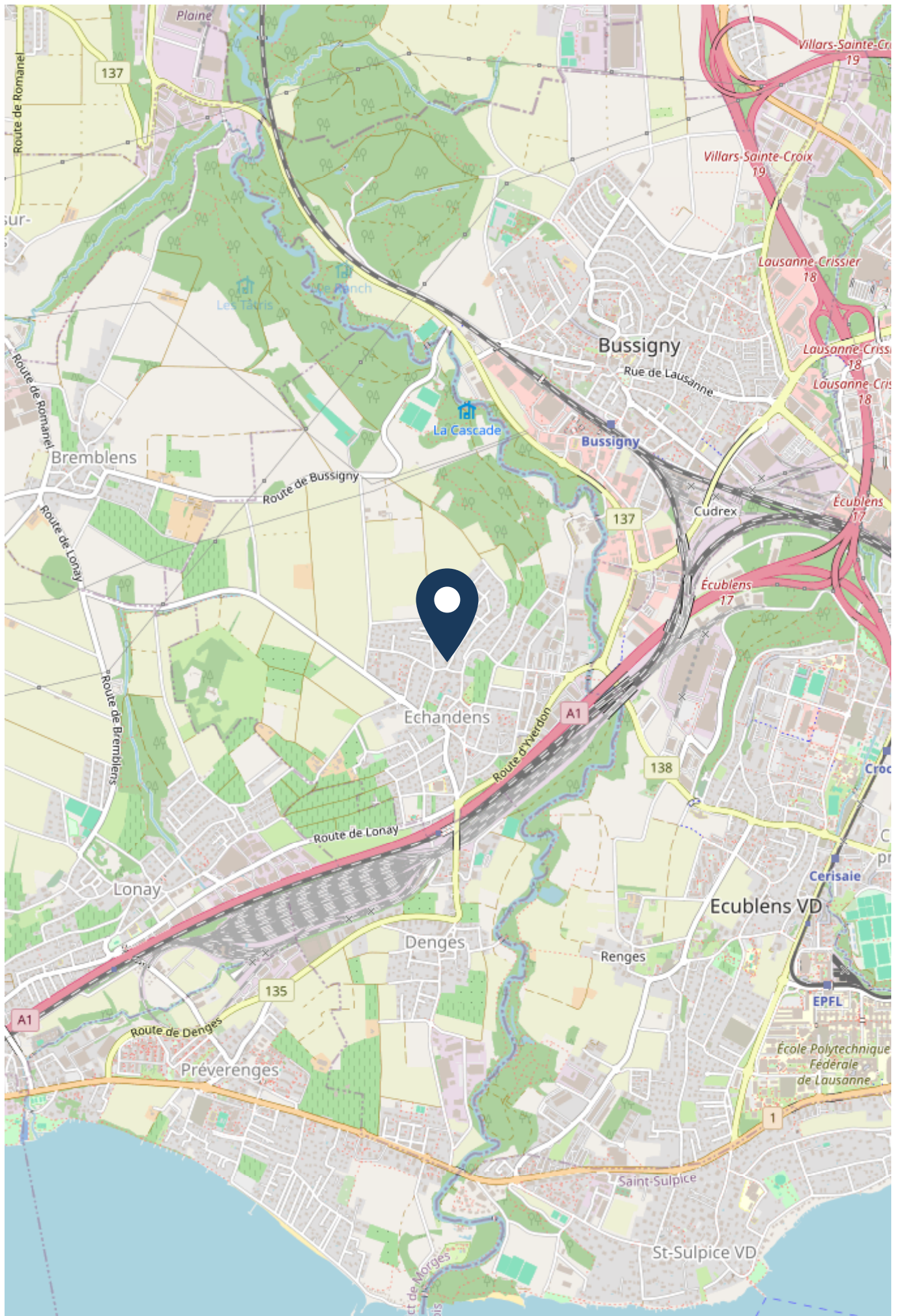
Both residential and well served, Echandens offers a serene living environment, while being connected to major roads and public transport. It is only a few minutes away from the economic and commercial centers of the urban area, while being bordered by agricultural areas, forests and footpaths ideal for relaxation.

The community is also home to a number of educational, sports and cultural facilities, making it an attractive

location for families and working people looking for the right balance between town and country.

Echandens seduces with its gentle way of life, strategic location and authentic atmosphere, just a stone's throw from the dynamic city of Lausanne.

				
Airport	0 m	-	-	-
Bank	995 m	13 min	5 min	3 min
Gondola lift / ski lift	0 m	-	-	-
Highway	0 m	-	-	-
Hospital	2.4 km	27 min	8 min	4 min
Nursery school	2.4 km	31 min	9 min	5 min
Post	983 m	12 min	5 min	3 min
Primary school	2.8 km	39 min	16 min	6 min
Public transport	133 m	2 min	2 min	-
Restaurants	276 m	5 min	5 min	2 min
Secondary school	4.9 km	60 min	22 min	10 min
Shops	267 m	3 min	3 min	1 min
Station	856 m	14 min	8 min	12 min



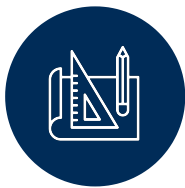
Construction

PERMITS IN FORCE! Work is due to start in September, with delivery of the apartments scheduled for around 18 months after the start of construction.

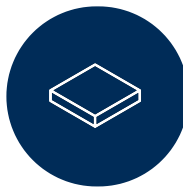
Heat production and domestic hot water for each apartment will be provided by a gas-fired boiler. Photovoltaic and thermal solar panels will also be installed on the roof.

The living areas and bedrooms will be fitted with parquet flooring, while the kitchen areas will be tiled/parqueted.

Budgets and technical specifications are available on request.



The exterior architecture retains the original rural spirit



Each lot has its own private outdoor space, either a garden or a terrace.



Underfloor heating



Galerie



Galerie



Galerie



Galerie



Galerie



Galerie



Technical data

Proximity

- Green

Exterior

- Balcony
- Terrace
- Peace
- Garden
- Greenery

Interior

- Open Kitchen
- Triple Glazing
- Lift
- Bath
- Cellar
- Bright

Equipment

- Shower
- Kitchen
- Kitchen Furnished
- Photovoltaic system

Ground

- Parquet Floor
- Tiles

State

- New

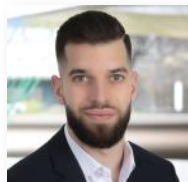
Sunshine

- Optimal
- All Day

Style

- Modern

Contact



Davide Marra
+41 76 310 77 24
davide.marra@swsir.ch

**Switzerland Sotheby's International Realty (agence
de Lausanne)**

Avenue Mon-Repos 22
1005 Lausanne

Tél.+41 21 781 01 01

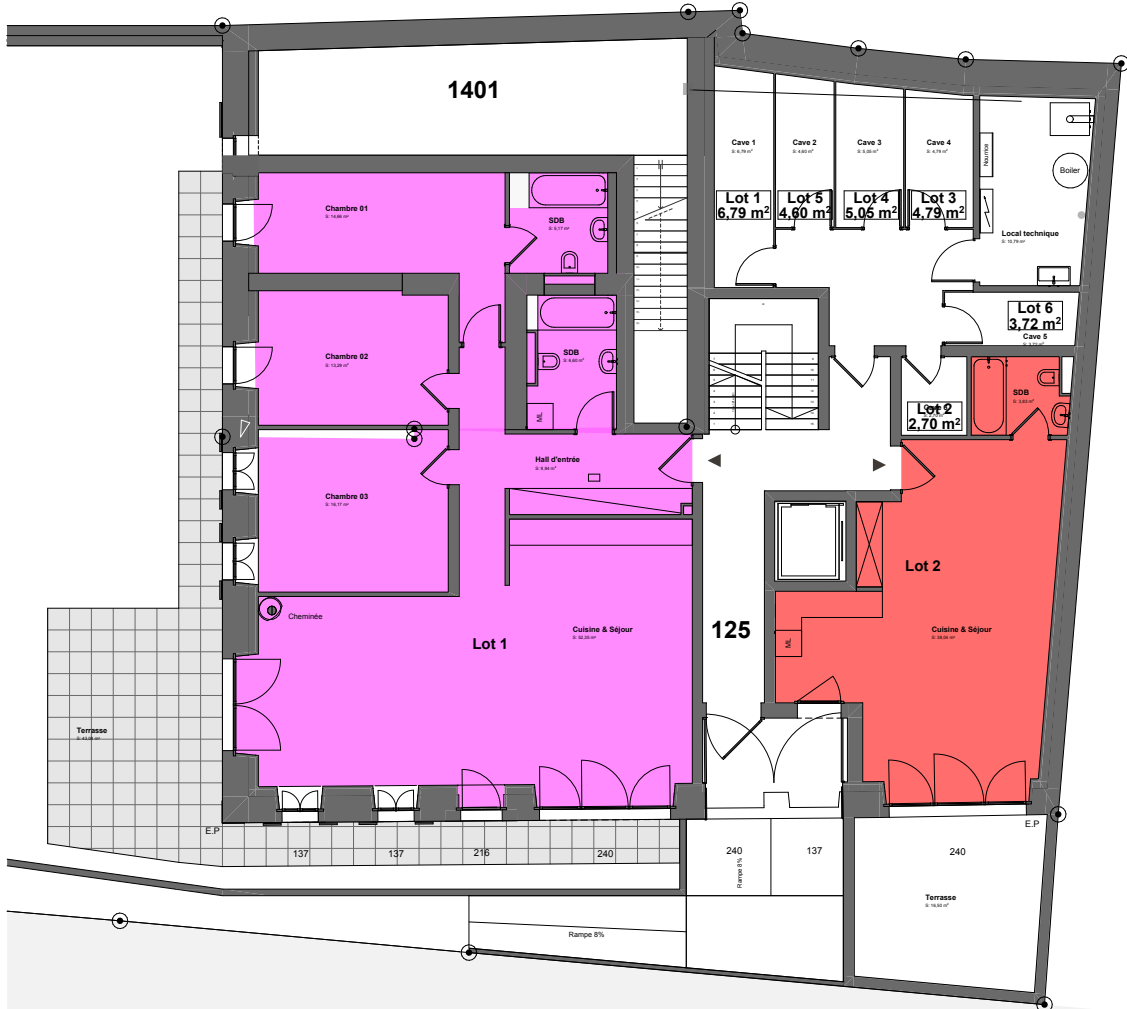
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La Ferme des Rosiers

Echandens



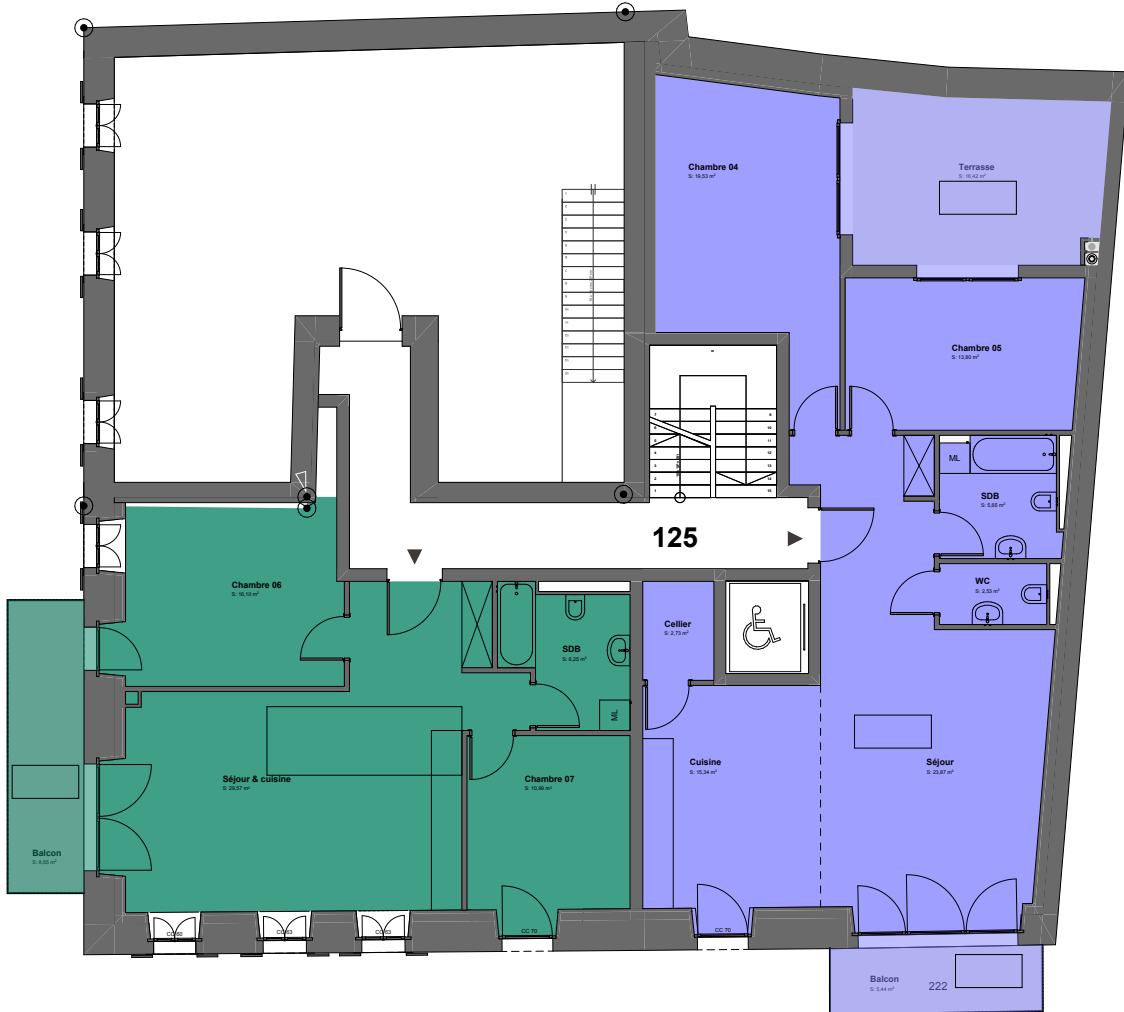
Lot	Etage	Nombre de pièces	Orientation	Surface brute	Surface pondérée	Terrasse	Balcon
1	Rez-de-chaussée	4.5	S	126.47 m ²	165.4 m ²	116.78 m ²	-
2	Rez-de-chaussée	1.5	S	43.89 m ²	49.64 m ²	17.26 m ²	-

* Les surfaces de vente sont calculées selon la méthode USPI, soit :
 - les m² bruts sont calculés à l'extérieur des murs
 - les terrasses pour 1/3, les loggias pour 1/2 et les jardins pour 1/10



La Ferme des Rosiers

Echandens



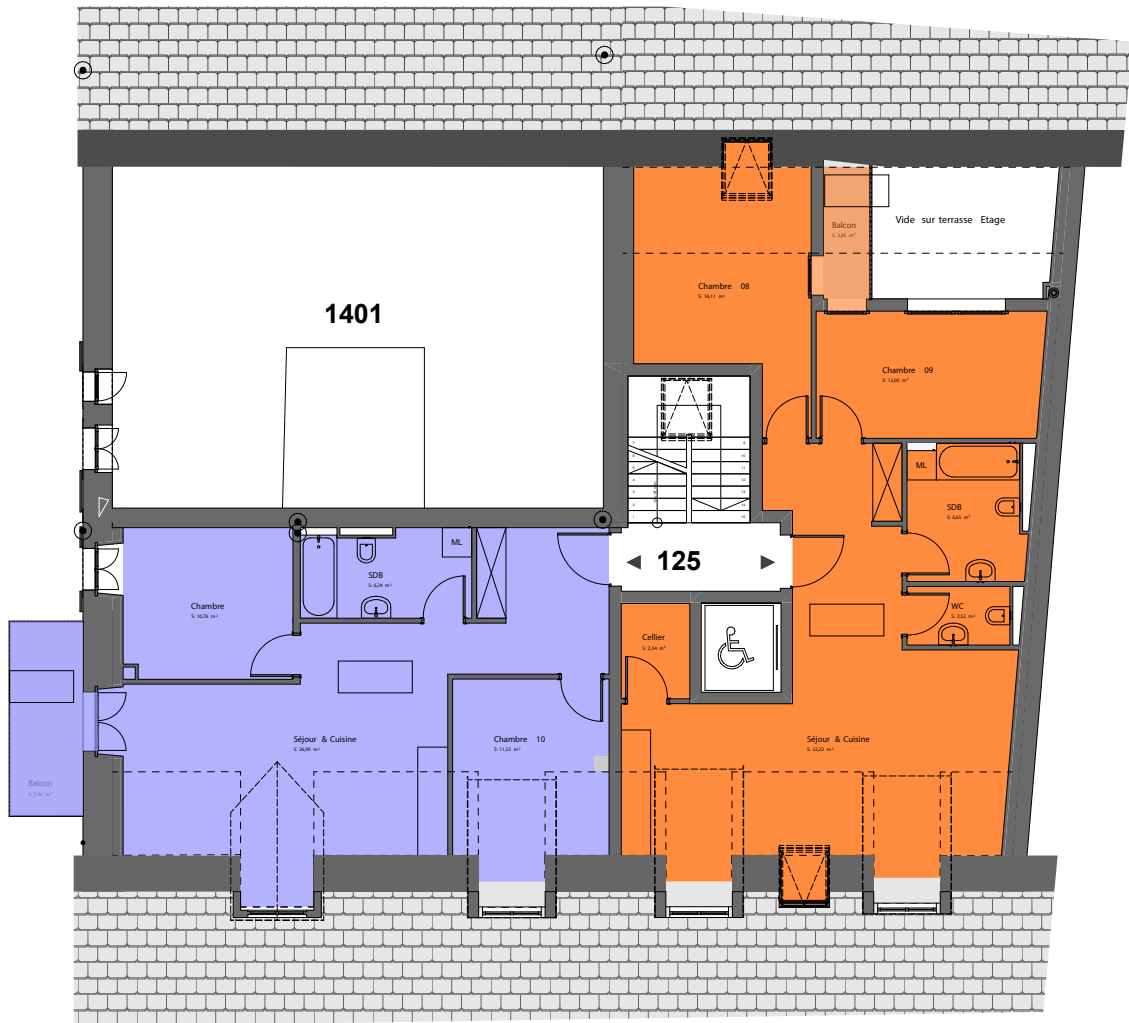
Lot	Etage	Nombre de pièces	Orientation	Surface brute	Surface pondérée	Terrasse	Balcon
3	1er	3.5	S - E	9711 m ²	105.98 m ²	17.28 m ²	
4	1er	3.5	S	73.58 m ²	78.34 m ²	-	9.53 m ²

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Lot	Etage	Nombre de pièces	Orientation	Surface brute	Surface pondérée	Terrasse	Loggia
5	2eme	3.5	S - E	86.16 m ²	87.64 m ²	-	2.95 m ²
6	2eme	3.5	S	70.08 m ²	73.25 m ²	-	6.33 m ²

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 - les terrasses pour 1/3, les loggias pour 1/2 et les jardins pour 1/10