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Alpine Property SAS au capital de 3 450 € - RCS Thonon les Bains 508 578 556 - siège: 153 chemin du Chargeau, 74110 Morzine, France - Titulaire de la Carte Professionnelle n° CPI 7401 2016 000 017 391 délivrée par la CCI de la Haute Savoie

Tel: +44 (0)208 123 2384

Email: info@alpine-property.com

Web: www.alpine-property.com

Appt et Terrain Le Cret

Seytroux, St Jean d'Aulps & Vallée, Portes Du Soleil

265 000 €uros



Contact

Contact **Claudia Buttet** about this property.

Tel: 0033608523864

Email: claudia@alpine-property.com

Key Features

Price	265 000 €uros
Status	SOLD
Last updated	16/11/2023
Area	Portes Du Soleil
Location	St Jean d'Aulps & Vallée
Village	Seytroux
Floor area	108 m ²
Land area	892 m ²
Nearest skiing	4 km
Nearest shops	3.5 km
Drainage	Mains drains
Agency fees	Paid by the seller

Property Description

An original farmhouse renovation project plus a separate plot of land.

Lot 1 (yellow on the plan) : Duplex apartment, parcel 3325 with a footprint of 108m², on two floors (approx. total surface area 219m²). It would be necessary to include 2 interior parking spaces for an apartment of this size. Cave approx. 20m² plus parcel 3228 which is 305m² of garden = 165 000 euros.

And:-

Lot 3 (green) : Constructible land, parcels 3227 and 3230 with a total surface area of 587m², of which 250m² is constructible = 100 000 euros.

Some new building rules will be in place in 2022.

Situated close to the village centre, there is a restaurant and village shop nearby. It is a 5 minute drive to the village of Saint Jean d'Aulps with a wider selection of commerces and a further 5 minute drive will take you up to the ski station of Roc d'Enfer. The larger ski villages of Morzine and Les Gets are 15 minutes and 20 minutes away, respectively. Thonon Les Bains and Lake Geneva are a 30 minute drive and Geneva airport approximately 1h15.























