



alpine-property

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

Chalet Mindion

Morillon, Samoëns & Vallée, Grand Massif

395 000 €uros



Contact

Contact **Shane Cunningham** about this property.

Tel: +33 6 70 03 50 92

Email: shane@alpine-property.com

Key Features

Price	395 000 Euros
Status	FOR SALE
Last updated	16/05/2024
Area	Grand Massif
Location	Samoëns & Vallée
Village	Morillon
Bedrooms	3
Bathrooms	1
Floor area	93 m²
Land area	265 m²
Detached	Yes
Heating	Combined system
Nearest skiing	3 km
Nearest shops	3 km
Garden	Yes
Garage	None
Drainage	Septic tank
Taxe foncière	219.00 Euros
Energy efficiency rating	E (205)
CO2 emissions	E (54)
Agency fees	Paid by the seller

Property Description

Introducing a charming three-bedroom chalet nestled in the picturesque setting of Morillon, on Route des Esserts, a 6 minute drive to the slopes at Morillon 1100 and a 6 minute drive to Morillon village. With an overall floor area of 92.98m2 and 72.76m2 of habitable surface, this rustic chalet, originally built in the 1980s, has a seamlessly integrated kitchen extension completed in 2001.

Radiating warmth and character, the property is set over two levels. On the ground floor, there is an entrance, an open plan kitchen dining area orientated north east, a mezzanine with a TV room, an office area, a bedroom, a storage area and shower room with WC.

Upstairs contains two further bedrooms, a sleeping area for two under the eaves (with restricted height below 1m80) plus storage.

There is combined heating consisting of gas and electric convectors with a gas boiler providing hot water. The property is connected to the original septic tank.

Externally the property sits on 265m2 of land with a terrace, parking for one car and a wooden shed.













