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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

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Ferme d'Aravis d'en Bas

La Clusaz, La Clusaz, Aravis

800 000 Euros



Contact

Contact **Steve Elsdon** about this property.

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Key Features

Price	800 000 Euros
Status	SOLD
Last updated	10/11/2012
Area	Aravis
Location	La Clusaz
Village	La Clusaz
Bedrooms	4
Bathrooms	1
Floor area	300 m²
Land area	8000 m²
Detached	Yes
Heating	Underfloor heating
Chimney	Open fire
Ski access	Ski bus
Nearest skiing	1 km
Nearest shops	5 km
Garden	Yes
Garage	Single
Drainage	Mains drains
Taxe foncière	450.00 Euros
Energy efficiency rating	TBC
CO2 emissions	TBC
Agency fees	Paid by the seller

Property Description

A rare 1870 Savoyard farmhouse on the Col des Aravis, in the La Clusaz ski area.

The farm is situated in an agricultural zone free of any future construction but only 1 minute's drive to lifts taking you into one of the most exciting ski areas in the Alps and 5 minutes from La Clusaz' vibrant village centre.

Partly renovated and immediately habitable with plenty of scope for renovation as a gite or bumper holiday/permanent home. The upper hayloft is in good condition with a bedroom already configured and plenty of room for more, plus a living area around an original central fumoir (chimney used for smoking saucisson).

The bottom 2 levels although already renovated to a high standard, are easily modified to any configuration.

The property also features:

- Roof rebuilt 10 years ago
- Spring water source
- Separate cheese cave built into the bank behind the chalet
- Surrounded by mountain pasture
- 30 minutes from Megeve
- 1 hour from Annecy and Geneva.

The owner is now very keen to sell and will listen to any reasonable offer.











