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# Chalet Avinières

**Beaufort, Les Saisies, Espace Diamant**

**378 000 €uros**



## Contact

Contact **Val Ainaud** about this property.

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# Key Features

<b>Price</b>	378 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	10/02/2015
<b>Area</b>	Espace Diamant
<b>Location</b>	Les Saisies
<b>Village</b>	Beaufort
<b>Bedrooms</b>	3
<b>Bathrooms</b>	2
<b>Floor area</b>	112 m <sup>2</sup>
<b>Land area</b>	647 m <sup>2</sup>
<b>Detached</b>	Yes
<b>Heating</b>	Underfloor heating
<b>Chimney</b>	Enclosed fire
<b>Nearest skiing</b>	4 km
<b>Nearest shops</b>	1 km
<b>Garden</b>	Yes
<b>Garage</b>	Double
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	897.00 Euros
<b>Energy efficiency rating</b>	E (280)
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

Chalet Avinières occupies an elevated position overlooking Beaufort, a traditional mountain village which has managed to preserve its authenticity and charm. It is situated 4km from the village of Arêches which in summer resounds to the gentle sound of cowbells and in winter transforms itself into a ski resort.

The chalet is a 20 minute drive from the ski station of Les Saisies, part of the Espace Diamant ski domain with its 185km of pistes, facing Mont Blanc. Also within easy driving distance is the small savoyard village of Hauteluce which links into Les Contamines and the Evasion ski area.

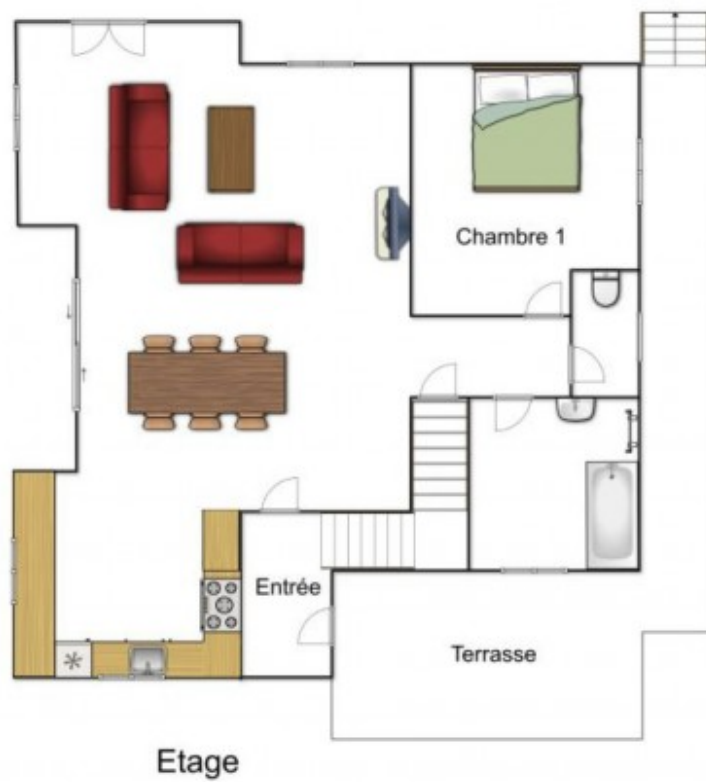
The chalet is on 3 levels, as follows:

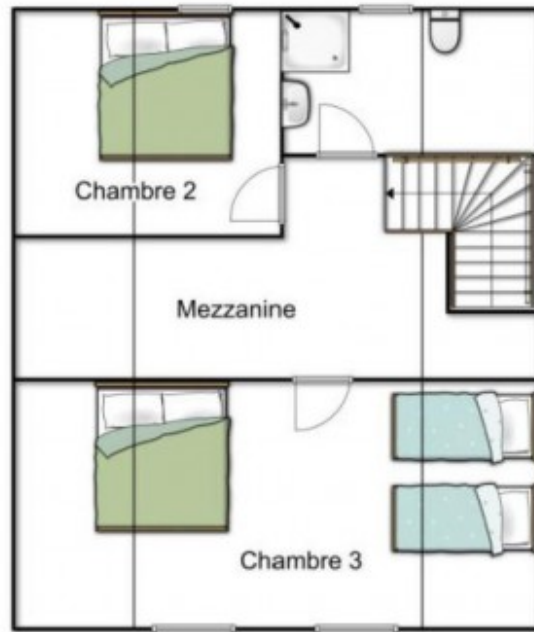
Ground floor: Double garage (with sufficient space to create a laundry, utility area or cellar/pantry).

First floor: This floor features exposed timbers and beams and a stone fireplace which lend the chalet a warm and inviting atmosphere. There is a spacious open plan living room divided into a lounge, dining area and fitted kitchen. Also on this level is a double bedroom, bathroom and separate WC.

Top floor: Large mezzanine area with plenty of storage space and room for a study, reading corner and childrens play area. There is a double bedroom and another, larger family room which accommodates a double and two single beds.

A great chalet which ticks lots of boxes!





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