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# Maison les Charmettes

**Thônes, Thônes, Aravis**

**525 000 €uros**



## Contact

Contact **Steve Elsdon** about this property.

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# Key Features

<b>Price</b>	525 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	19/12/2014
<b>Area</b>	Aravis
<b>Location</b>	Thônes
<b>Village</b>	Thônes
<b>Bedrooms</b>	5
<b>Bathrooms</b>	2
<b>Floor area</b>	175 m <sup>2</sup>
<b>Land area</b>	776 m <sup>2</sup>
<b>Detached</b>	Yes
<b>Heating</b>	Electric radiators
<b>Chimney</b>	Wood burning stove
<b>Nearest skiing</b>	1.1 km
<b>Nearest shops</b>	1 km
<b>Garden</b>	Yes
<b>Garage</b>	Single
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	583.00 Euros
<b>Energy efficiency rating</b>	TBC
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

This spacious chalet is situated on a quiet cul de sac in the sought-after Charmettes area of Thones only 1km from the bustling village centre of Thones, a vibrant traditional market town nestled at the foot of the Aravis mountain range and famed for Reblochon cheese. Geneva airport is a 40 minute drive and Annecy lakeside only 20 minutes drive.

The property is configured:

Garden level:

A light 1 bedroom self contained apartment with kitchenette, living area, spacious bedroom, bathroom and French doors giving onto the mature garden.

Spacious garage with interior access to the upper floors and apartment.

Entry level:

Separate fully equipped kitchen with balcony access, a spacious and light living/dining room with French doors giving onto a generous south facing terrace, separate WC, bedroom/office with built in cupboards.

1st floor:

2 light and airy double bedrooms both with access to a shared balcony, a spacious twin room and a bathroom with storage area.

























