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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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Chalet La Balme

Verchaix, Samoëns & Vallée, Grand Massif

630 000 €uros



Contact

Contact **Lexie Starling** about this property.

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Key Features

Price	630 000 Euros
Status	SOLD
Last updated	02/01/2017
Area	Grand Massif
Location	Samoëns & Vallée
Village	Verchaix
Bedrooms	5
Bathrooms	5
Floor area	180 m²
Land area	750 m²
Detached	Yes
Heating	Underfloor heating
Chimney	Wood burning stove
Nearest skiing	4.5 km
Nearest shops	3 km
Garden	Yes
Garage	None
Drainage	Mains drains
Taxe foncière	1037.00 Euros
Energy efficiency rating	F (343)
CO2 emissions	C (17)
Agency fees	Paid by the seller

Property Description

This impeccably maintained chalet is situated in Verchaix en Haut boasting fantastic views over the Giffre Valley. It's a 7 minute drive to the ski lift at Morillon linking you to the Grand Massif Ski Domaine (265KM) and 1 hour from Geneva's International airport.

Constructed by local artisan builders in 1999, it follows the 'madrier' method of wood construction for the two upper floors on a concrete ground floor structure. Chalet La Balme has successfully operated as a self catered chalet over winter and summer for the last 16 years.

The ground floor consists of an entrance hallway, a utility room, a laundry room, a double bedroom with ensuite as well as a self contained 1 bedroom apartment with an ensuite, a kitchen and living area and it's own entrance. The first floor has an open plan kitchen, dining and living area as well as an ensuite double bedroom. There's a east facing inset balcony, perfect outside dining whilst soaking up the sun and views, accessible from both the living room and the double bedroom. There are two further ensuite bedrooms on the top floor with access to a shared south facing balcony.

Externally, there are two private terraces set within a garden and parking for up to six cars with planning permission granted for a car port.



















