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## Appt. Le Cofi, S28

**Saint Jean d'Aulps, St Jean d'Aulps & Vallée, Portes Du Soleil**

**85 000 €uros**



## Contact

Contact **Ailsa Bishop** about this property.

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# Key Features

<b>Price</b>	85 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	20/09/2018
<b>Area</b>	Portes Du Soleil
<b>Location</b>	St Jean d'Aulps & Vallée
<b>Village</b>	Saint Jean d'Aulps
<b>Bedrooms</b>	1
<b>Bathrooms</b>	1
<b>Floor area</b>	30 m²
<b>Heating</b>	Underfloor heating
<b>Nearest skiing</b>	200 m
<b>Nearest shops</b>	200 m
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	295.00 Euros
<b>Annual charges</b>	1568.00 Euros
<b>Number of lots</b>	123
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	G (521)
<b>CO2 emissions</b>	C (26)
<b>Agency fees</b>	Paid by the seller

## Property Description

This former studio apartment has been thoughtfully converted to provide a one-bedroom layout, ideal for a couple looking for a spacious pied-à-terre in the Alps.

Situated on the first floor of this very solidly built residence, the apartment opens first into the double bedroom. It is generously proportioned and has lots of built in storage providing ample space for your clothes and ski gear. The bathroom is also very spacious and in great condition. As well as the bath-tub with shower, large sink and WC, there is also washing machine, saving you the chore of a trip down to the laundrette!

The living space is light, bright and nicely decorated, with plenty of sofa space for both you and your guests. The dining table offers seating for up to 6, and the kitchenette is well equipped with a hob with 4 rings, a full sized oven, and a double sink. The balcony has space for a small table and chairs, and has views over the mountains and valley below.

The apartment also enjoys shared use of a private indoor swimming pool, a real asset on rainy days, summer or winter! An added appeal also if you plan to rent the apartment out.

The apartment has underfloor heating which is centrally regulated, and the apartment is never cold. There is also a large cave on the ground floor, large enough to store bikes, skis and luggage.

The amenities of the ski resort are literally a stone's throw away – bars, restaurants, grocery shops and ski hire shops providing everything you need for your ski holiday. The main cable-car is also situated approx 200m from the apartment.

The ski resort of St Jean d'Aulps is a friendly, relatively small, but growing resort. It is part of the much larger Portes du Soleil skiing domain, with Morzine approximately 10 minutes away by car.

The property is covered by the copropriété rules.

























