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Alpine Property SAS au capital de $3450 €$ - RCS Thonon les Bains 508578556 - siège: 153 chemin du Chargeau, 74110 Morzine, France Titulaire de la Carte Professionnelle n ${ }^{\circ}$ CPI 74012016000017391 délivrée par la CCI de la Haute Savoie

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## Appt. Marie Louise

Samoëns, Samoëns \& Vallée, Grand Massif

469000 €uros


## Contact

Contact Lexie Starling about this property.
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## Key Features

| Price | 469000 €uros |
| :--- | :--- |
| Status | SOLD |
| Last updated | $14 / 06 / 2019$ |
| Area | Grand Massif |
| Location | Samoëns \& Vallée |
| Village | Samoëns |
| Bedrooms | 3 |
| Bathrooms | 2 |
| Floor area | $89.2 \mathrm{~m}^{2}$ |
| Heating | Underfloor heating |
| Ski access | Ski bus |
| Nearest skiing | 1.5 km |
| Nearest shops | 50 m |
| Garage | Covered parking |
| Drainage | Mains drains |
| Taxe foncière | 1482.00 €uros |
| Annual charges | 2790.54 €uros |
| Number of lots | 65 |
| Procédure en cours | No |
| Energy efficiency rating | D (229) |
| CO2 emissions | B (10) |
| Agency fees | Paid by the seller |

## Property Description

This delightful 3 bedroom apartment was constructed by MGM in 2008 and located in a quiet copropriety just off from Samoens' medieval village square. Situated on the 3rd floor, this south facing duplex is wonderfully spacious, fully renovated throughout and equipped with underfloor heating.

The entrance level of the apartment is composed of a guest WC, practical walk in storage, a shower room, a large open plan kitchen with living area and a social dining space which opens up onto a south facing balcony perfect for sipping aperitifs in summer.

Upstairs, there are two decent sized twin bedrooms to the south of the apartment, one of which accesses its own private balcony. There's a third double bedroom with a walk in dressing area, an independent WC and shower room (equipped with a washer/dryer).

This apartment comes with an underground parking space, a ski locker and cave. The building is serviced by an elevator.

The property is covered by the copropriété rules.












