



alpine-property

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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LUMI Chalet T6

Valmorel, Savoie, Autres régions

919 000 €uros



Contact

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Key Features

Price	919 000 Euros
Status	UNDER CONTRACT
Last updated	02/04/2020
Area	Autres régions
Location	Savoie
Village	Valmorel
Bedrooms	5
Bathrooms	5
Floor area	165.9 m ²
Land area	475 m ²
Detached	Yes
Heating	Underfloor heating
Ski access	On piste
Nearest skiing	50 m
Nearest shops	2 km
Garden	Yes
Drainage	Mains drains
Energy efficiency rating	TBC
CO2 emissions	TBC
Agency fees	Paid by the seller

Property Description

CONSTRUCTION WORK HAS ALREADY BEGUN!

Please note : the chalet photo is not representative of this particular chalet, which will be much bigger, but of the style only.

Cascading down a gentle slope in the village of Avanchers, just below the centre of the pedestrianised resort of Valmorel, will sit this new ski in / ski out development, LUMI, comprising 2 apartment blocks of 52 apartments, ranging from 35m² to 96m², and 9 chalets, of between 69m² and 165m², due for delivery in the 2nd half of 2020 for the chalets and block A; end 2021 for block B.

These properties will have stunning views of the surrounding mountains and the slopes of Valmorel with its 165km of downhill skiing, 40 kms of cross country skiing and 15kms of snowshoe tracks in the winter, and the 185kms of mountain bike trails, along with many other adrenaline rushing sports such as canyoning, rafting, airboating, paragliding and treetop adventure course, that are available during the summer months.

The resort is a short drive or shuttle bus away but there is a bar and restaurant within a stone's throw, just opposite the drag lift, giving access to the main ski domaine.

The properties will enjoy underfloor heating, wooden flooring in the bedrooms, living rooms and hallways, and stoneware floor tiles in the bathrooms and kitchenette, and ceramic wall tiles.

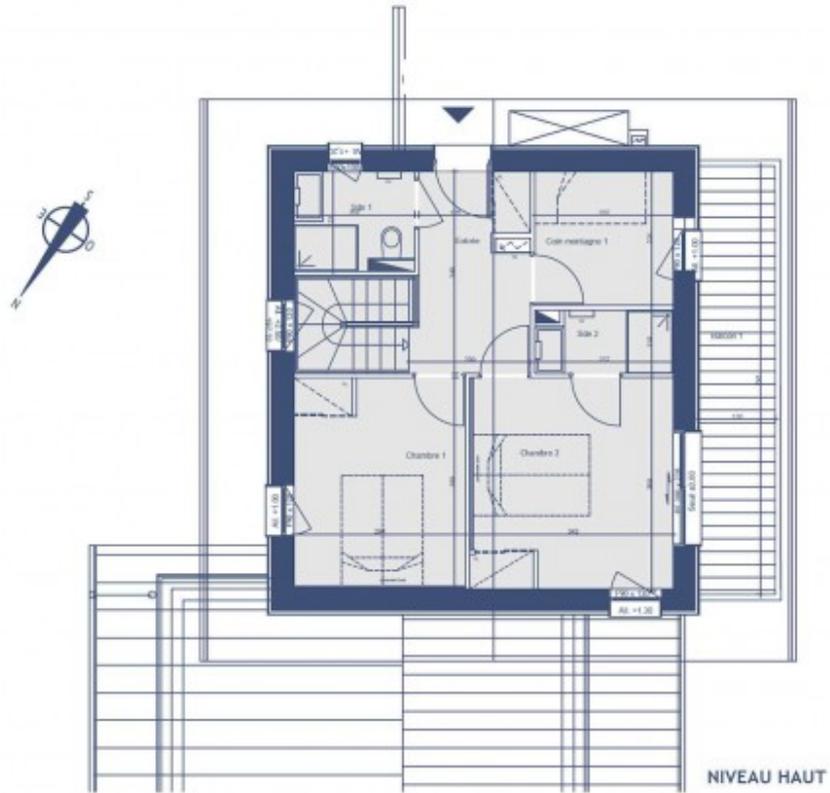
There is 1 x 5 double bedroom, 2 bunk-room, 3-storey chalet available with a 45m² living area with open plan kitchen, 5 bathrooms and 2 separate toilets. It is 165.9m².

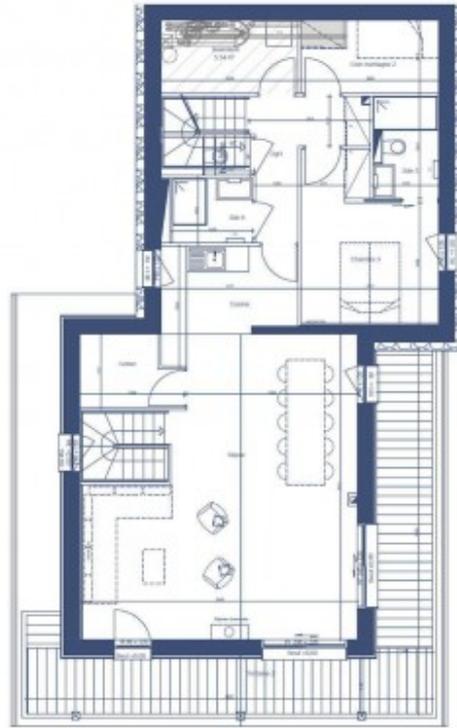
Subject to certain conditions, it is possible to recover the VAT (current rate 20%). Please enquire for more details.

Please note the floorplans are indicative of layout only, not definitive.

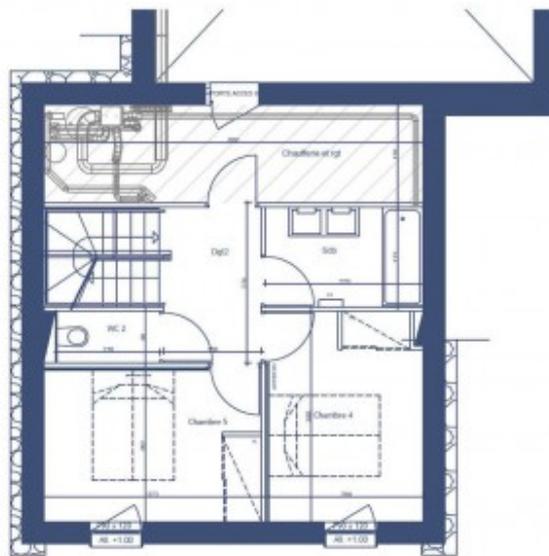
2 parking spaces can be bought for 35,000€.

This is a highly rentable property with significant income potential.





NIVEAU INTERMEDIAIRE



NIVEAU BAS (ESPACE NUIT)







