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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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## Chalet Linga

Chatel, Châtel \& Vallée, Portes Du Soleil
1195000 €uros


## Contact

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## Key Features

| Price | 1195000 €uros |
| :--- | :--- |
| Status | SOLD |
| Last updated | $20 / 12 / 2022$ |
| Area | Portes Du Soleil |
| Location | Châtel \& Vallée |
| Village | Chatel |
| Bedrooms | 5 |
| Bathrooms | 5 |
| Floor area | $167.7 \mathrm{~m}^{2}$ |
| Land area | $836 \mathrm{~m}^{2}$ |
| Detached | Yes |
| Heating | Underfloor heating |
| Chimney | Wood burning stove |
| Nearest skiing | 250 m |
| Nearest shops | 200 m |
| Garden | Yes |
| Garage | Single |
| Drainage | Mains drains |
| Energy efficiency rating | $\mathrm{F}(421)$ |
| CO2 emissions | $\mathrm{C}(25)$ |
| Agency fees | Paid by the seller |

## Property Description

Chalet Linga is a modern and spacious 5 bedroom chalet located very close to the main ski area of Linga, in Chatel.
Built just over 10 years ago, the property is in excellent condition throughout. Since it was built, it has operated as a successful catered ski chalet, but would equally work as a family home / 2nd home, or as a self catered rental property.

On the main floor is an open plan living/dining area with hanging wood burning stove, a modern and fully fitted kitchen and access to the spacious covered terrace.

Upstairs are three bedrooms, all with en suite private facilities.

From the main floor, a spiral staircase leads down to the games room, a further two double bedrooms (one en suite, the other with private bathroom) and also a boot room

The chalet sits on a pleasant and sunny plot, with views of the Linga pistes opposite. There is also a side terrace with hot tub, a sun terrace and ample parking.

The chalet is sold furnished \& ready to go, including hot tub, sauna and pool table.





$2-20$







