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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 Saisons

Saint Gervais les Bains, St Gervais, Mont Blanc

## 155000 €uros



## Contact

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## Key Features

| Price | 155000 €uros |
| :--- | :--- |
| Status | SOLD |
| Last updated | $13 / 08 / 2021$ |
| Area | Mont Blanc |
| Location | St Gervais |
| Village | Saint Gervais les Bains |
| Bedrooms | 1 |
| Bathrooms | 1 |
| Floor area | $36 \mathrm{~m}^{2}$ |
| Heating | Oil fired central heating |
| Nearest skiing | 450 m |
| Nearest shops | 600 m |
| Annual charges | 1759.00 €uros |
| Number of lots | 122 |
| Procédure en cours | No |
| Energy efficiency rating | $\mathrm{D}(134)$ |
| Co2 emissions | $\mathrm{D}(40)$ |
| Agency fees | Paid by the seller |

## Property Description

This apartment makes you feel immediately relaxed, firstly from the first balcony with its panoramic views of the Dôme de Miage, the Aiguilles des Glaciers, and the Aiguille de Bionnassay, whilst also overlooking the fabulous village of Saint Gervais. Get your breath back, you are going to be charmed! The slopes and lifts are close by.

So far, so good? Well, you'll be bowled over by the next bit! From the other side of the apartment, from the bedroom, there is a 2nd large balcony with a verdant view, and the Aiguilles de Varan.

The apartment is in a quiet and well maintained development..

The apartment is laid out as follows:-

On entering, to the left, is the open plan kitchen giving onto the living area. The bar separating the kitchen from the living space could be removed to increase the living area. This room has access onto the 1st balcony. To the right on entering, is the bedroom with wardrobe and access onto a 2 nd balcony. Between these 2 rooms is a bathroom as well as a separate toilet.

The property is covered by the copropriété rules.













