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# Chalet du Lac

**Chatel, Châtel & Vallée, Portes Du Soleil**

**1 250 000 €uros**



## Contact

Contact **Ed Ockelton** about this property.

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# Key Features

<b>Price</b>	1 250 000 €uros
<b>Status</b>	SOLD
<b>Last updated</b>	22/12/2020
<b>Area</b>	Portes Du Soleil
<b>Location</b>	Châtel & Vallée
<b>Village</b>	Chatel
<b>Bedrooms</b>	6
<b>Bathrooms</b>	4
<b>Floor area</b>	155 m <sup>2</sup>
<b>Land area</b>	1078 m <sup>2</sup>
<b>Detached</b>	Yes
<b>Heating</b>	Oil fired central heating
<b>Chimney</b>	Wood burning stove
<b>Nearest skiing</b>	150 m
<b>Nearest shops</b>	150 m
<b>Garden</b>	Yes
<b>Garage</b>	Double
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	2153.00 €uros
<b>Energy efficiency rating</b>	E (305)
<b>CO2 emissions</b>	E (60)
<b>Agency fees</b>	Paid by the seller

## Property Description

Chalet du Lac commands one of the most in demand locations in Chatel – overlooking the stunning Lac de Vonnès at the top of the village.

Built in 1994, the chalet has had a lot of recent renovation which includes new bathrooms, fireplace, central heating system and exterior landscaping. The chalet itself comprises;

- On the main floor, an open plan kitchen and dining area, a unique bar area, a lounge area with a suspended fireplace, a double bedroom with ensuite shower room, a separate shower room with WC.

- On the first floor, two large double bedrooms with balcony, a smaller single room (currently used as a TV area), a large family bathroom.

- Lower ground floor, a large double bedroom with ensuite bathroom which could be used as a self contained studio due to its kitchenette area, bunk room, boiler and laundry room.

Outside is a fantastic modern terrace area, with covered sunken hot tub section, which makes full use of the stunning views across the lake towards the impressive Cornettes de Bise mountain range.

The chalet also benefits from a modern hot water and heating system (installed in 2017), a large double garage and a ski boot room with heated boot racks.

As well as the spectacular views, the chalet is within easy walking distance to the two new chairlifts located just over 100 m away, and you can almost ski back to the house itself. The free ski bus stops nearby, and it is only a 20 minute walk into the centre of Chatel.

























