



# 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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## Appt. Yuka

**Saint Gervais les Bains, St Gervais, Mont Blanc**

**82 500 €uros**



## Contact

Contact **Julie Mabboux** about this property.

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# Key Features

<b>Price</b>	82 500 €uros
<b>Status</b>	SOLD
<b>Last updated</b>	21/10/2020
<b>Area</b>	Mont Blanc
<b>Location</b>	St Gervais
<b>Village</b>	Saint Gervais les Bains
<b>Bathrooms</b>	1
<b>Floor area</b>	23 m <sup>2</sup>
<b>Heating</b>	Oil fired central heating
<b>Nearest skiing</b>	450 m
<b>Nearest shops</b>	600 m
<b>Drainage</b>	Mains drains
<b>Annual charges</b>	1150.00 €uros
<b>Number of lots</b>	40
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	TBC
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

Situated in a quiet spot, yet close to all the amenities, you will be won over by this first floor apartment in a well-maintained building.

Wonderful views of Les Fiz mountains and Saint Gervais village from the balcony make it the perfect setting for a morning coffee, breakfast, lunch or dinner. The interior of the apartment has been entirely renovated and consists of a beautiful living space with open plan kitchen, plus a bathroom with shower, sink/vanity unit, WC.

The apartment comes with a 'cave' for additional storage of skis etc.

The Bettex home ski run passes just a few hundred metres from the entrance of the apartment building.

Les Contamines and Saint Gervais offer superb skiing and form part of the Evasion Mont-Blanc ski domain (with its 445km of pistes). These two ski villages also offer a good range of summer activities and have easy access to both Geneva airport (1 hour) and Chamonix (25 minutes).

The property is covered by the copropriété rules.

























