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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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Maison des Grandes Alpes

Saint Jean d'Aulps, St Jean d'Aulps & Vallée, Portes Du Soleil

675 000 Euros



Contact

Contact **Amélie Gueguin** about this property.

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Key Features

Price	675 000 Euros
Status	SOLD
Last updated	09/05/2022
Area	Portes Du Soleil
Location	St Jean d'Aulps & Vallée
Village	Saint Jean d'Aulps
Bedrooms	4
Bathrooms	2
Floor area	340 m²
Land area	951 m²
Detached	Yes
Heating	Combined system
Chimney	Enclosed fire
Ski access	Ski bus
Nearest skiing	3 km
Nearest shops	700 m
Garden	Yes
Garage	Triple
Drainage	Mains drains
Taxe foncière	2977.00 Euros
Energy efficiency rating	TBC
CO2 emissions	TBC
Agency fees	Paid by the seller

Property Description

An architect design built in the 80s, this property offers great space and a unique style.

It is made up as follows:-

Ground floor : large garage, laundry room and wine cellar.

1st floor : entrance hall, kitchen, dining and living room, office, 2 double bedrooms, a room which could be a single bedroom or office, bathroom, separate toilet.

2nd floor : 2 double bedrooms, bathroom, toilet, big games room, another room.

Outside, there is a sunny garden with large south facing terrace and an integrated barbeque area. The garden is enclosed to stop children or animals getting to the road. The whole property has been very well maintained internally and externally.

The property could easily be used as a rental business with lots of space for clients along with a separate owners' apartment. In this case, some works would be required to add additional bathrooms. Equally, it would be a lovely family home.

The garage is big enough to make a separate apartment and a ski / boot room, maintaining enough space for a double garage!

St Jean d'Aulps is a typically Savoyard village with its own ski resort, making up part of the Portes du Soleil. The house is close to the main road running through the village. This guarantees access in winter and quick access to the Portes du Soleil and the main supermarket in the valley.





























