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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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Appt. Orlaya

Samoëns, Samoëns & Vallée, Grand Massif

440 000 €uros



Contact

Contact **Lexie Starling** about this property.

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Key Features

Price	440 000 Euros
Status	SOLD
Last updated	31/05/2022
Area	Grand Massif
Location	Samoëns & Vallée
Village	Samoëns
Bedrooms	3
Bathrooms	2
Floor area	71.4 m ²
Heating	Gas
Ski access	Ski bus
Nearest skiing	1 km
Nearest shops	200 m
Garden	No
Garage	Single
Drainage	Mains drains
Annual charges	1563.00 Euros
Number of lots	13
Procédure en cours	No
Energy efficiency rating	C (82)
CO2 emissions	C (19)
Agency fees	Paid by the seller

Property Description

This three bedroom apartment is well located in a quiet sought after spot of Samoens, just five minutes walk from the village centre. The residence, composed of 13 apartments, was recently constructed in 2017 by a reputable local developer based in Annecy. There is a ski bus stop approximately 200m away to shuttle you to the main ski gondola in Samoens to access the Grand Massif Ski Domaine (265 Km of pistes).

Apartment Orlaya is on the first floor of the building with a habitable surface of 71.4m². It is composed of an entrance and corridor area from which you will find three bedrooms (one is ensuite), a family bathroom, separate WC, built in storage and a contemporary open plan kitchen and living space (28.76m²).

There is a north facing balcony accessed by the living room and 2 bedrooms, with a view of the Criou, symbolic of Samoens. The living room is light and airy, thanks to an additional east facing deep balcony.

Radiators are heated by a gas fired boiler.

Also included in the price is a cave (secure storage area) and single 14.5m² garage.

The property is covered by the copropriété rules.



















