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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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Studio Genepi

Les Carroz d'Araches, Flaine & Les Carroz, Grand Massif

89 500 €uros



Contact

Contact **Aude Garnier** about this property.

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Key Features

Price	89 500 Euros
Status	SOLD
Last updated	03/03/2023
Area	Grand Massif
Location	Flaine & Les Carroz
Village	Les Carroz d`Araches
Bathrooms	1
Floor area	18.3 m²
Heating	Electric radiators
Ski access	Ski bus
Nearest skiing	1 km
Nearest shops	800 m
Drainage	Mains drains
Taxe foncière	309.00 Euros
Annual charges	1150.00 Euros
Number of lots	86
Procédure en cours	No
Energy efficiency rating	E (338)
CO2 emissions	E (63)
Agency fees	Paid by the seller

Property Description

You can't help but fall in love with Studio Génépi. It's a stylish cocoon, tastefully renovated and thoughtfully designed with good storage space to avoid cluttering the living area. The studio is situated in an apartment building which enjoys quiet surroundings yet is just 50m from the ski bus stop, 2 minutes walk from the swimming pool and various sporting facilities and just a 10 minute walk from the village centre.

The entrance to the studio has large cupboards with a sliding door. The living area enjoys plenty of natural light and a feeling of space, thanks to the large balcony door and windows. The balcony is east facing with views of the ski slopes. All of the plumbing and electrical work was carried out by professionals, in addition to the tiling, flooring, kitchen and bathroom. There is a separate WC which is quite rare in a studio apartment so worth mentioning.

The studio is sold furnished and has a separate cave (additional storage) and ski locker, situated on the same floor.

The studio is rented out occasionally by the current owners who still wish to take advantage of it but for those interested in a rental investment, it could offer healthy returns.

The property is covered by the copropriété rules.









REZ-DE-CHAUSSEE

SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY

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