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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 4, Chalet Clos Florine

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

398 000 €uros



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Contact

Contact **Marie-Anne Denicolo** about this property.

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Key Features

Price	398 000 €uros
Status	UNDER CONTRACT
Last updated	25/01/2026
Area	Portes Du Soleil
Location	St Jean d'Aulps & Vallée
Village	Saint Jean d'Aulps
Bedrooms	3
Bathrooms	2
Floor area	66.3 m ²
Land area	97 m ²
Heating	Electric radiators
Nearest skiing	250 m
Nearest shops	250 m
Garden	Yes
Drainage	Mains drains
Number of lots	18
Procédure en cours	No
Energy efficiency rating	C (158)
CO2 emissions	A (5)
Agency fees	Paid by the seller

Property Description

We present to you **“Chalet Clos Florine”**, a beautifully renovated chalet-style residence comprising 18 high-quality apartments, ideally located just a short walk from the ski slopes and all the amenities of the fabulous Roc d'Enfer resort. Formerly a residential holiday centre, the building has been completely transformed and now offers a selection of modern, stylish apartments ranging from 1 to 4 bedrooms.

On offer is **apartment 4**, a light and airy apartment with a large master suite and a private garden and terrace of almost 100m². Situated on the upper ground floor of the residence, this apartment is located on the south-west corner of the building. With a total surface area of 66.3m², the apartment offers spacious, light-filled accommodation with a master suite with dressing room and private bathroom, a double bedroom, a single “coin montagne” bedroom (with window) and a family bathroom.

Layout:

- Entrance hall with storage space leading to a bright, open-plan living area
- Spacious lounge/dining space with French windows doors onto the terrace and garden.
- Partially equipped L-shaped fitted kitchen with base and wall units, worktop, hob, extractor, sink, and tap
- Master bedroom suite with dressing room, private bathroom and garden access
- One double bedroom, one single bedroom
- Family bathroom with shower, WC and vanity unit
- 29m² terrace, leading to 68m² private garden, west facing and surrounded by nature.

Features & Finishes:

- High-quality materials and careful attention to detail throughout
- Parquet flooring in living areas and bedrooms; modern tiling in bathrooms and kitchen
- Contemporary black door furniture, sockets, and switches for a cohesive design
- Highly insulated, with a C energy rating — significantly better than the local average
- Kitchen pre-fitted with essential elements, leaving flexibility for personal appliance choice

Residence Amenities:

Lift serving all levels of the building

Beautifully finished common areas with wood-paneled feature walls and slate-style tiling

Each apartment includes:

- Private cave for storage
- Two allocated parking spaces
- Excellent location: walking distance to shops, restaurants, and ski lifts
- Year-round appeal with easy access to hiking, biking, and winter sports

Delivery Ready - Viewings Now Available

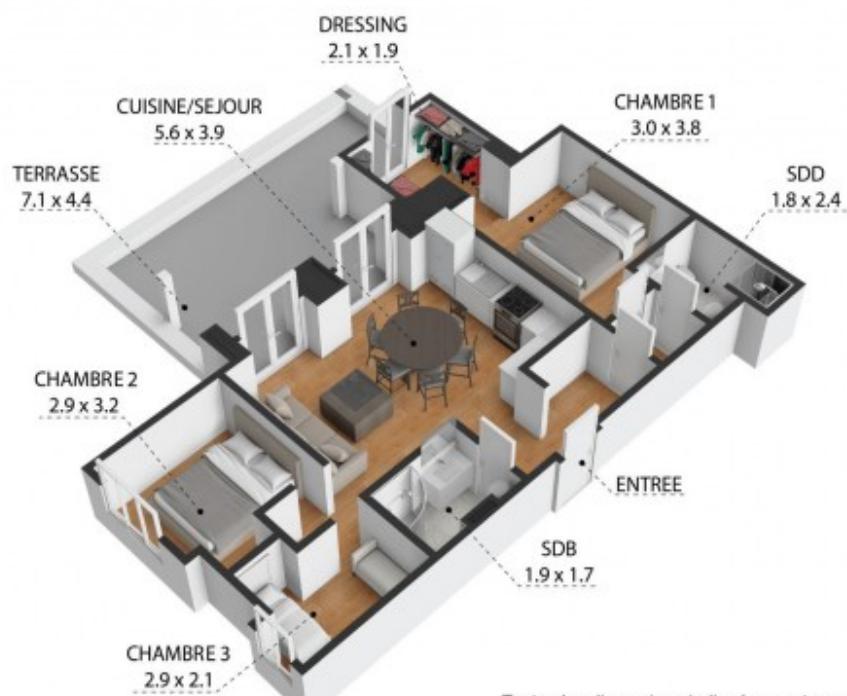
This is a rare opportunity to own a brand-new, move-in-ready property in a sought-after dual-season resort.

Whether you're looking for a holiday home, rental investment, or permanent residence, Apartment 4 at Chalet Clos Florine offers generous space, excellent comfort, and a prime location in the Alps.

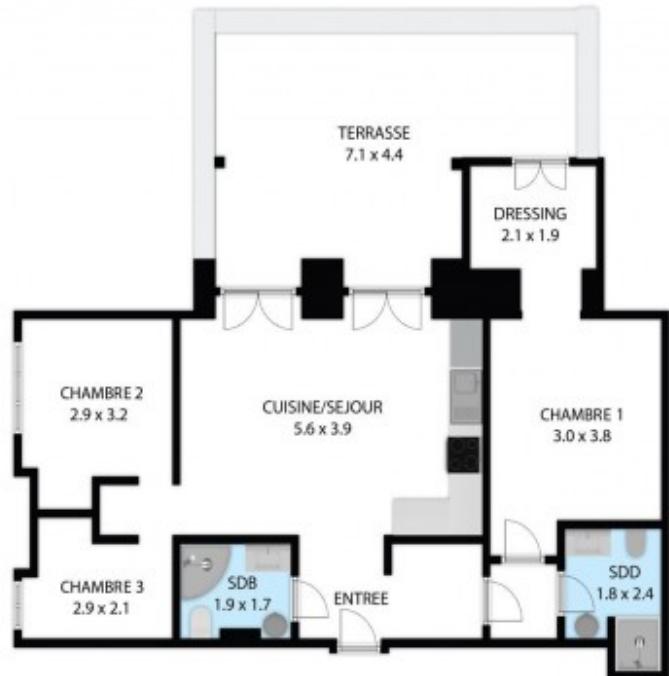
Contact us today to arrange a viewing and explore this exceptional apartment for yourself.

The property is covered by the copropriété rules.





Toutes les dimensions indiquées sont approximatives.
The plans shown are approximate and for information purposes only.



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