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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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Chalet Le Fayet

Abondance, Châtel & Vallée, Portes Du Soleil

880 000 €uros



Contact

Contact **Ed Ockelton** about this property.

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Key Features

Price	880 000 Euros
Status	FOR SALE
Last updated	02/05/2024
Area	Portes Du Soleil
Location	Châtel & Vallée
Village	Abondance
Bedrooms	4
Bathrooms	2
Floor area	154 m²
Land area	2167 m²
Detached	Yes
Heating	Heat pump
Chimney	Wood burning stove
Nearest skiing	540 m
Nearest shops	800 m
Garage	Single
Drainage	Mains drains
Energy efficiency rating	TBC
CO2 emissions	TBC
Agency fees	Paid by the seller

Property Description

We are delighted to offer for sale a brand new, off plan chalet, built to high specifications by one of the areas most respected local builders.

The chalet will adhere to the latest energy efficiency regulations, and its heat pump fueled underfloor heating and state-of-the-art insulation and windows will ensure the property is economic to run.

Built over three floors the chalet will be arranged as follows;

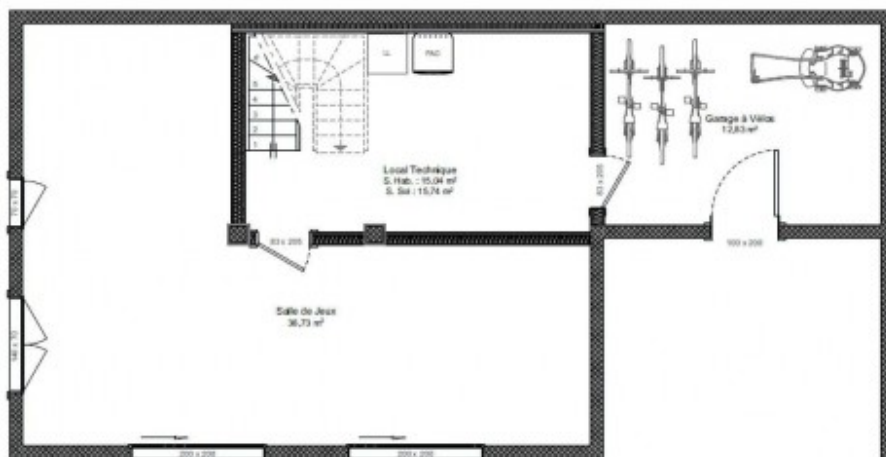
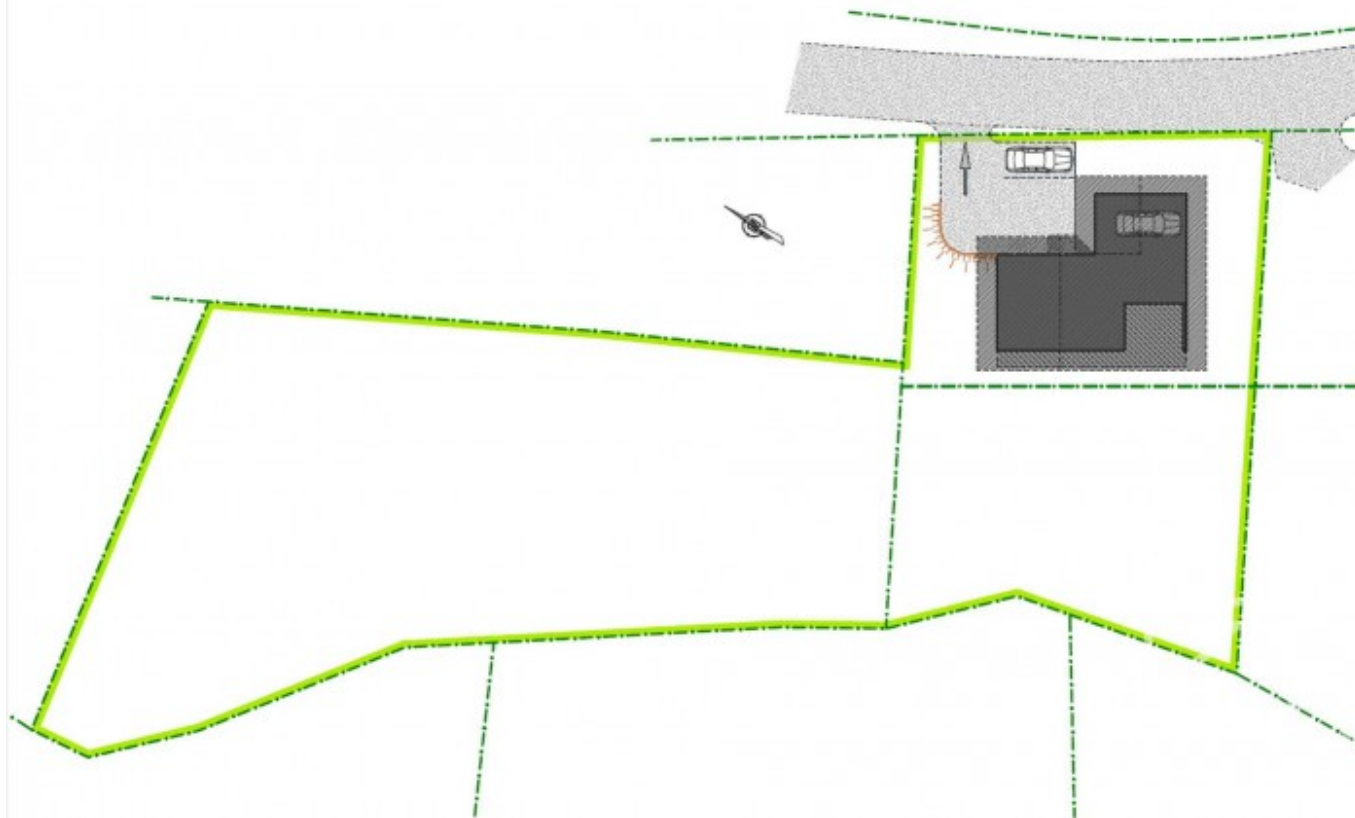
On the top floor, three double bedrooms, bathroom with bath & shower, separate toilet.

On the ground floor, open plan living, dining & kitchen area with fully fitted kitchen, double bedroom with ensuite shower room, separate toilet, entrance hall with storage cupboard, garage.

On the lower ground floor, bike/ski storage room, technical room, games room (can also be finished as an extra bedroom/bathroom if required).

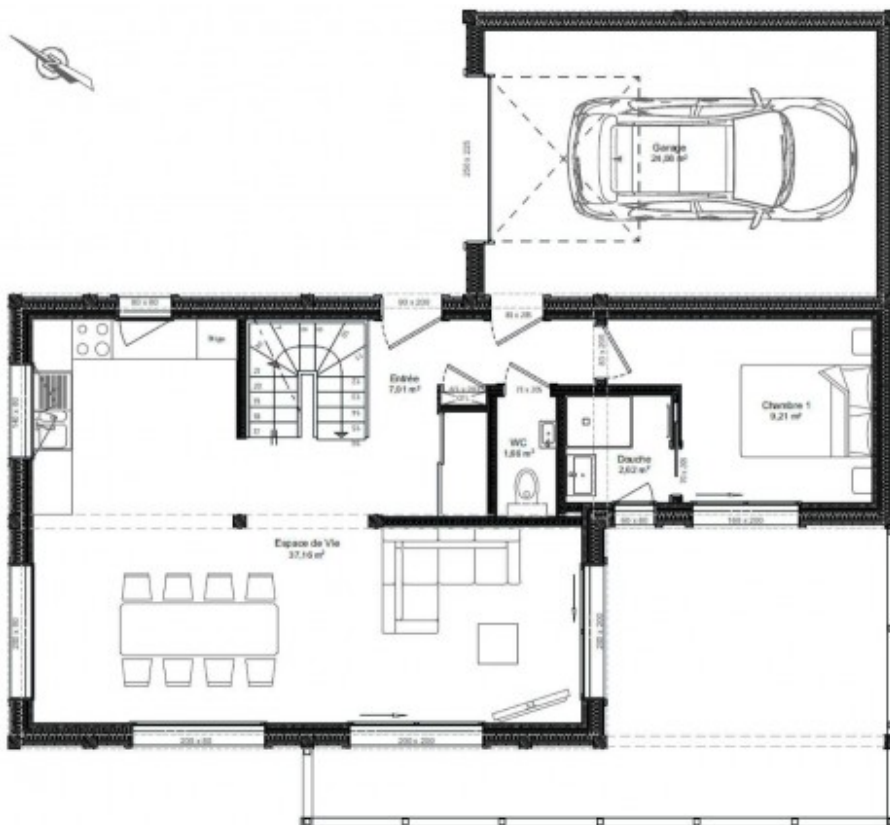
Buyers have the chance to customise the layout to suit their requirements

The chalet will be built on a pleasant, sunny plot of 2167 sq m, not far from the centre of Abondance.



Surfaces Habitables			
	Pièces	Surfaces Habitables	Surfaces au Sol
Rez-de-Jardin			
	Local Technique	15,04	15,74
	Salle de Jeux	36,73	36,73
		51,77 m²	52,47 m²
Rez-de-Chaussée			
	Chambre 1	9,21	9,21
	Douche	2,62	2,62
	Entrée	7,01	7,01
	Espace de Vie	37,16	37,16
	WC	1,66	1,66
		57,66 m²	57,66 m²
Etage			
	Bains	5,85	5,85
	Chambre 2	9,13	9,13
	Chambre 3	12,00	12,00
	Chambre 4	12,00	12,00
	Dgt	3,71	3,71
	WC	1,66	1,66
		44,35 m²	44,35 m²
		153,98 m²	154,68 m²

Surfaces Garage	
Identifications	Surfaces
Rez-de-Jardin	
Garage à Vélos	12,83
	12,83 m²
Rez-de-Chaussée	
Garage	24,08
	24,08 m²
	36,91 m²



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	Chambre 4	12.00	12.00
	Dgi	3.71	3.71
	WC	1.86	1.86
		44.55 m²	44.55 m²
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	Garage à Vélos	12.83
		12.83 m²
Rez-de-Chaussée		
	Garage	24.06
		24.06 m²
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