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Chalet Le Martelet

Le Biot, St Jean d'Aulps & Vallée, Portes Du Soleil

1 100 000 €uros

Contact

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Key Features

Price	1 100 000 €uros
Status	UNDER CONTRACT
Last updated	22/04/2024
Area	Portes Du Soleil
Location	St Jean d'Aulps & Vallée
Village	Le Biot
Bedrooms	5
Bathrooms	3
Floor area	255 m²
Land area	950 m²
Detached	Yes
Heating	Heat pump
Chimney	Enclosed fire
Nearest skiing	8.2 km
Nearest shops	5.7 km
Garden	Yes
Garage	Double
Drainage	Mains drains
Energy efficiency rating	B (81)
CO2 emissions	A (2)
Agency fees	Paid by the seller

Property Description

This beautiful detached chalet has been built to the highest of standards, and is in absolutely immaculate condition. Offering generous living space spread over three floors, the chalet is the very epitome of Alpine charm.

On the ground floor, a spacious entrance hall with built-in storage welcomes you into the property. On this floor, there are two generous double bedrooms, each with built-in wardrobes, and sharing a well-appointed family bathroom with double vanity unit, WC and shower/steam room.

Upstairs, the entire floor is open-plan, with magnificent high ceilings and feature focal point chimney. Directly south-facing, the property is flooded with light, and feels light, airy and spacious. The kitchen is top-quality with beautiful bespoke cabinetry and granite work tops. The dining area comfortably accommodates a dining table and chairs for 12 people. Furniture can be arranged around the fireplace, around the television and around the picture windows facing the magnificent views, allowing you to create separate zones for leisure and relaxation. Completing this floor is a fabulous sun room, perfect for absorbing the warmth of the suns rays on those chilly off-season days. Stepping out of the sun-room, you will find yourself on a large covered terrace, perfect for summer barbecues and evening aperitifs. It would also be a handy spot for a hot-tub!

On the top floor, the master suite is simply fabulous. It is incredibly spacious, with shower and free-standing bath, as well as a double vanity unit and separate WC and dressing room. It also benefits from the outstanding views that this property enjoys. Completing the top floor are two additional double bedrooms and a family bathroom. These lovely two bedrooms both have built-in storage, and are spacious and comfortable. The family bathroom has a large bath, a separate shower, WC and vanity unit, with modern black and white tiling.

On a practical note, there is a large double garage with tiled floor and an electric garage door, as well as a laundry room and separate store room. There is ample storage for skis, bikes and sporting equipment, as well as keeping your car out of the elements.

Chalet le Martelet is sold fully furnished, meaning you can move in and start enjoying the chalet's little luxuries right from day one!

The chalet sits on a plot of 950m2. Most of it is low-maintenance lawn, and there is ample off-street parking for 3-4 vehicles. The plot is sunny, open and enjoys the most spectacular views. The chalet is located in a quiet hamlet close to the village of Le Biot, under 15 minutes from the international ski resort of Morzine-Avoriaz, under 30 minutes from the delights of Lake Geneva, and just over an hour from Geneva International Airport.

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