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# Chalet du Coeur

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

**545 000 €uros**



## Contact

Contact **Ailsa Bishop** about this property.

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# Key Features

<b>Price</b>	545 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	21/01/2025
<b>Area</b>	Portes Du Soleil
<b>Location</b>	St Jean d'Aulps & Vallée
<b>Village</b>	Saint Jean d'Aulps
<b>Bedrooms</b>	4
<b>Bathrooms</b>	3
<b>Land area</b>	261 m²
<b>Detached</b>	No
<b>Heating</b>	Electric radiators
<b>Chimney</b>	Wood burning stove
<b>Ski access</b>	Ski bus
<b>Nearest skiing</b>	1 km
<b>Nearest shops</b>	1 km
<b>Garden</b>	Yes
<b>Garage</b>	Single
<b>Drainage</b>	Mains drains
<b>Energy efficiency rating</b>	E (357)
<b>CO2 emissions</b>	C (11)
<b>Agency fees</b>	Paid by the seller

## Property Description

Chalet du Coeur is situated on a quiet cul-de-sac just a short walk or hop on the ski bus from the slopes in St Jean d'Aulps. Built in 2007, this semi-detached chalet is in great condition, and is a delightfully hassle-free home, with a lot of traditional chalet style.

On the ground floor, there is a good-sized garage, useful for keeping your car out of the elements, and also for storing sports equipment, garden furniture etc. A porch/carport adds valuable covered space protected from the elements. There is also a practical utility room and storage under the stairs, to complete the ground floor.

Upstairs on the first floor is the main living space. It has an open-plan L-shaped layout, with a fully fitted kitchen, dining area and lounge. The lounge has a cosy wood-burning stove and access to a balcony with wonderful views, and the kitchen/dining area has access to the pretty south-facing garden. The garden has a deck, which is ideal for summer barbecues or for installing your hot-tub! There is one double bedroom with en-suite and a separate WC to complete this floor.

On the top floor there is the spacious master bedroom with high ceilings, fitted wardrobes, an en-suite bathroom, and a balcony. A second large double bedroom and a third smaller double bedroom with limited head height completes the sleeping accommodation, and a shower room and separate WC serve these two additional bedrooms.

The chalet is located in a cul-de-sac of similar properties. There is a footpath which links the chalet to the resort and ski slopes (approx 5 mins walk) and the main village of St Jean d'Aulps (approx 20 minutes walk), although the footpath may not be practical in ski boots and carrying skis! The ski bus stops at the bottom of the cul-de-sac, and may be an easier alternative!

The surroundings are very pretty, and with easy access to the amenities of the ski station and the main village of St Jean d'Aulps, the chalet is perfectly situated.







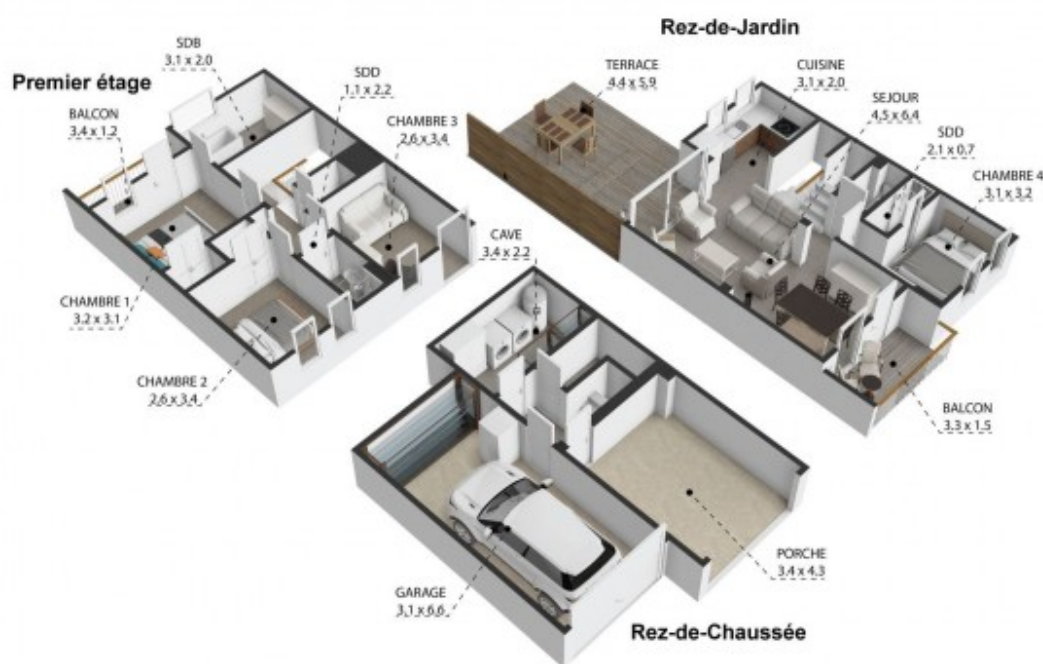




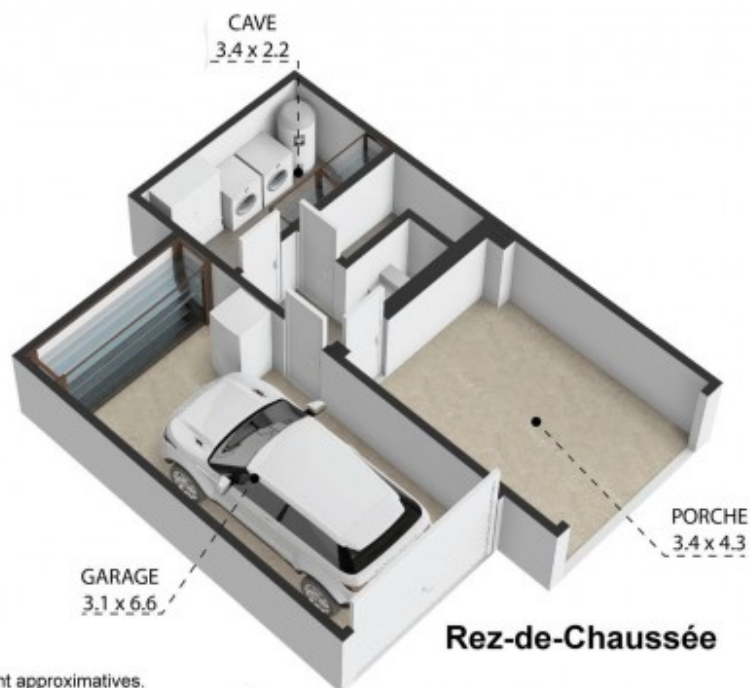




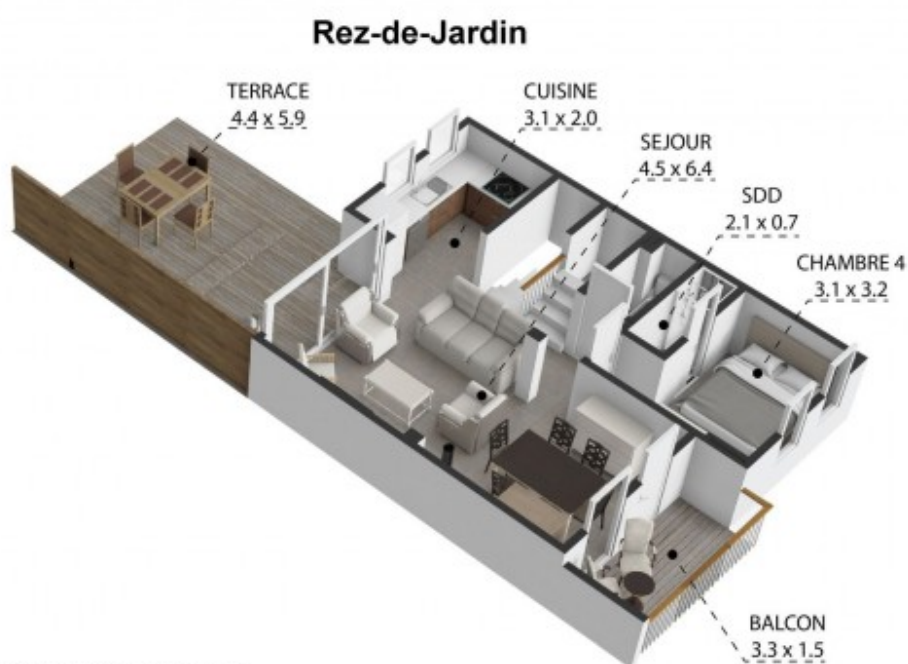




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The plans shown are approximate and for information purposes only.

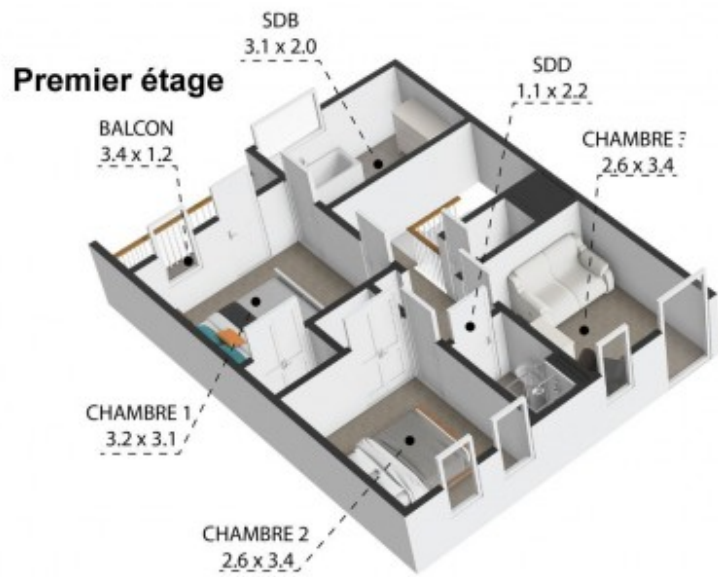


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