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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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# Appts. L'Échappée, T4

**Samoëns, Samoëns & Vallée, Grand Massif**

**458 000 €uros**



## Contact

Contact **Shane Cunningham** about this property.

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# Key Features

<b>Price</b>	458 000 Euros
<b>Status</b>	FOR SALE
<b>Last updated</b>	23/07/2025
<b>Area</b>	Grand Massif
<b>Location</b>	Samoëns & Vallée
<b>Village</b>	Samoëns
<b>Bedrooms</b>	3
<b>Bathrooms</b>	2
<b>Heating</b>	Gas
<b>Ski access</b>	Ski bus
<b>Nearest skiing</b>	1.8 km
<b>Nearest shops</b>	1.1 km
<b>Garage</b>	Covered parking
<b>Drainage</b>	Mains drains
<b>Number of lots</b>	41
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	TBC
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

Nestled between the village center of Samoëns and the charming hamlet of Morillon, L'Échappée is a unique new development, perfectly blending nature and modernity. Set against a backdrop of lush forest, it offers breathtaking views of the Aiguille du Criou and is the ideal starting point for a scenic walk or a peaceful retreat. The residence features local tree species, preserving the surrounding ecosystem and creating a green, serene environment.

Comprising 41 apartments, from 1 to 4 bedrooms, across four low-rise buildings, L'Échappée offers spacious, well-designed interiors with balconies or terraces to enjoy the mountain air. Thoughtfully planned, the architecture respects local traditions with stone-like foundations and wooden facades, echoing the charm of the surrounding historic chalets.

Located just minutes from the newly installed Vercland 10 person ski lift and with easy access to year-round activities, L'Échappée is more than just a home – it's a lifestyle that embraces the beauty and culture of mountain living.

The apartment is sold with an underground parking space, a cellar, and access to a private ski locker. Heating is provided by an individual gas boiler with centrally heated radiators in each room. The residence will be connected to the mains drains.

While the kitchen itself is not included, we can recommend skilled artisans who would be able to provide quotes for its installation.

The delivery date for this property is scheduled for the first quarter of 2027.

**The developer is offering a special promotion on all two- and three-bedroom properties reserved before the end of August, with a €9,000 discount on two-bedroom homes and a €12,000 discount on three-bedroom homes**

T4s:-

Apt ----- Size m2 ---- Price inc VAT ----- Floor  
C14 ----- 73.40 ----- € 368,500 ----- 1st ----- SOLD

B12 ----- 72.61 ----- € 374,000 ----- 1st  
 B13 ----- 76.81 ----- € 392,500 ----- 1st ----- SOLD  
 C13 ----- 76.56 ----- € 394,000 ----- 1st ----- SOLD  
 D14 ----- 75.87 ----- € 460,500 ----- 1st  
 C21 ----- 89.99 ----- € 458,000 ----- 2nd ----- SOLD  
 E11 ----- 76.03 ----- € 484,500 ----- 1st  
 E12 ----- 77.00 ----- € 495,000 ----- 1st

[Appts. L'Échappée, T2](#)

[Appts. L'Échappée, T2 cabine](#)

[Appts. L'Échappée, T3](#)

The property is covered by the copropriété rules.

# Plan de vente NOTAIRE

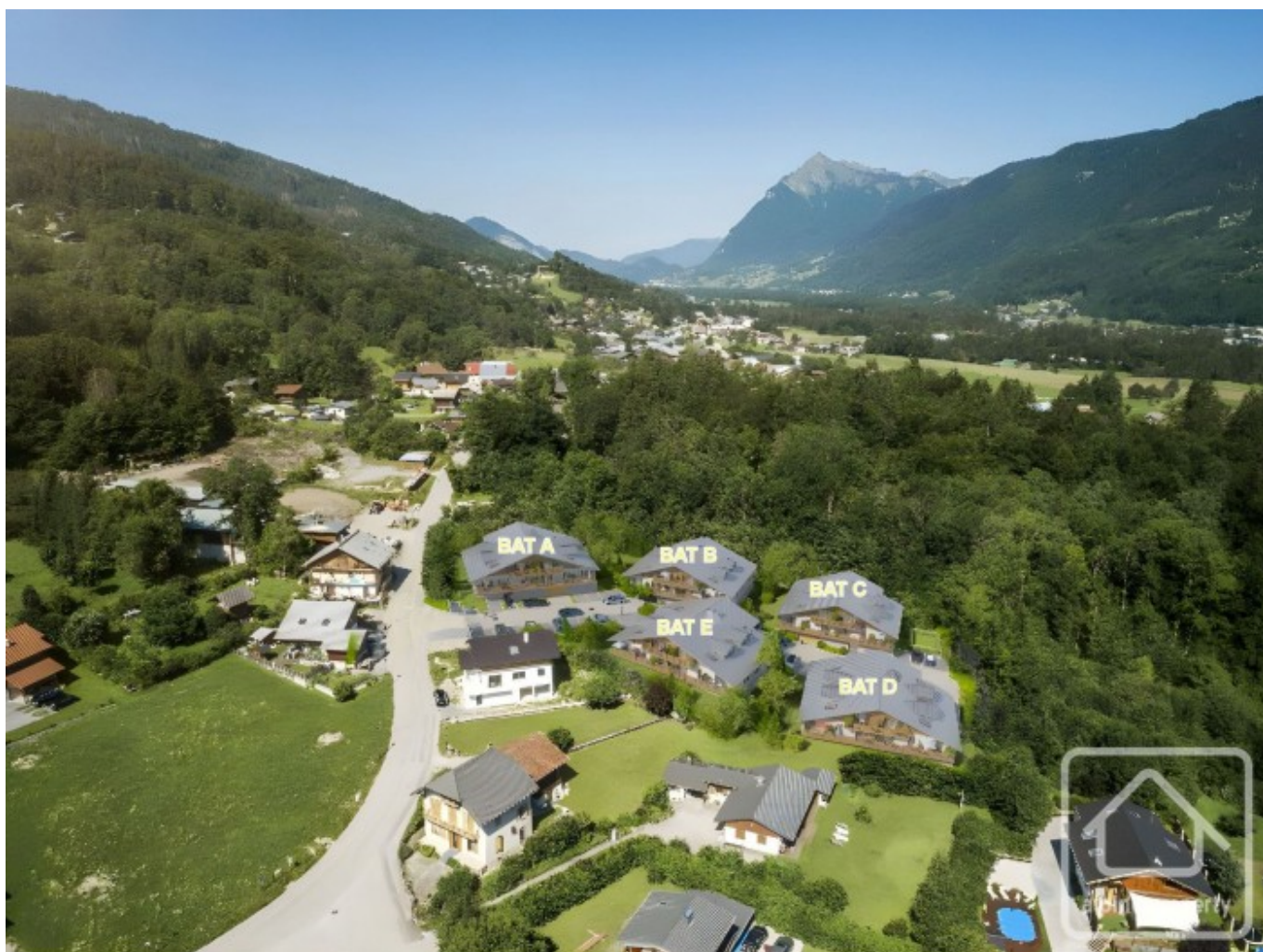


Bâtiment C		
R+2	T4	C 21
Entrée / Dégagement	8.25 m²	
Séjour - Cuisine	40.09 m²	
Chambre 1	13.57 m²	
Salle d'Eau 1 / wc	4.74 m²	
Chambre 2	8.98 m²	
Chambre 3	11.02 m²	
Salle d'Eau 2 / wc	3.36 m²	
<b>TOTAL SURFACE HABITABLE</b>	<b>89.99 m²</b>	
<b>TOTAL SURFACE H<sup>2</sup> &lt; 1.80m</b>	<b>7.27 m²</b>	
Balcons	5.82 m² + 6.24 m²	
<b>TOTAL SURFACE EXTERIEURE</b>	<b>11.86 m²</b>	











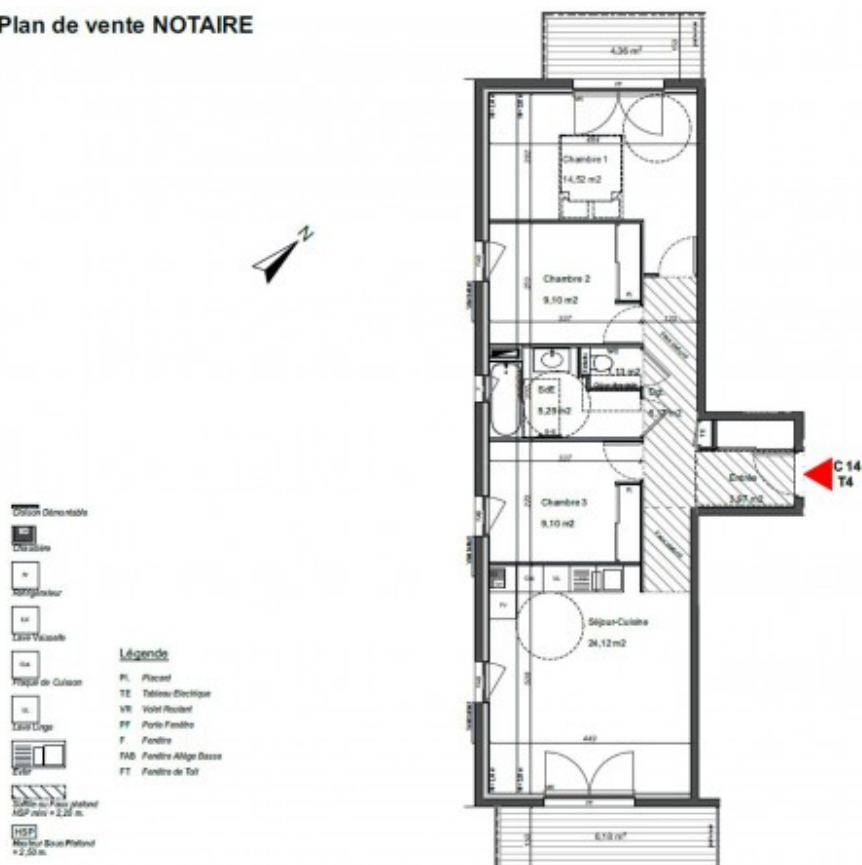
## Plan de pré-commercialisation

### Légende

-  Accès piétons
-  Accès véhicules



## Plan de vente NOTAIRE



Bâtiment C		
R+1	T4	C 14
Entrée	3.97 m²	
Séjour - Cuisine	24.12 m²	
Chambre 1	14.52 m²	
Chambre 2	9.10 m²	
Salle d'eau	5.29 m²	
WC	1.13 m²	
Dégagement	6.17 m²	
Chambre 3	9.10 m²	
<b>TOTAL SURFACE HABITABLE</b>	<b>73.40 m²</b>	
Balcons	4.36 m² + 6.18 m²	
<b>TOTAL SURFACE EXTÉRIEURE</b>	<b>10.54 m²</b>	

Plan de vente NOTAIRE



Plan de vente NOTAIRE



## Plan de vente NOTAIRE



Bâtiment D		
R+1	T4	D 14
Entrée		2,94 m <sup>2</sup>
Séjour - Cuisine		27,52 m <sup>2</sup>
Chambre 1		14,52 m <sup>2</sup>
Chambre 2		9,10 m <sup>2</sup>
Salle d'Eau		5,29 m <sup>2</sup>
WC		1,13 m <sup>2</sup>
Dégagement		6,17 m <sup>2</sup>
Chambre 3		9,10 m <sup>2</sup>
TOTAL SURFACE HABITABLE		75,97 m <sup>2</sup>
Balcons	4,36 m <sup>2</sup> + 5,92 m <sup>2</sup>	
TOTAL SURFACE EXTÉRIEURE		10,28 m <sup>2</sup>