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## Appt. S4 Le Relais

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

**128 000 €uros**



## Contact

Contact **Ailsa Bishop** about this property.

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# Key Features

<b>Price</b>	128 000 €uros
<b>Status</b>	FOR SALE
<b>Last updated</b>	17/03/2025
<b>Area</b>	Portes Du Soleil
<b>Location</b>	St Jean d'Aulps & Vallée
<b>Village</b>	Saint Jean d'Aulps
<b>Bathrooms</b>	1
<b>Floor area</b>	28 m <sup>2</sup>
<b>Heating</b>	Electric radiators
<b>Ski access</b>	On piste
<b>Nearest skiing</b>	100 m
<b>Nearest shops</b>	100 m
<b>Garage</b>	None
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	336.00 €uros
<b>Annual charges</b>	1124.00 €uros
<b>Number of lots</b>	65
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	G (561)
<b>CO2 emissions</b>	C (18)
<b>Agency fees</b>	Paid by the seller

## Property Description

This superbly renovated studio is situated on the ground floor of the “Le Relais” residence, in the heart of the ski resort. Located at the rear of the residence , the apartment is very quiet, with just the sound of running water from the stream below and the tweeting of the birds to enjoy as you sip your evening aperitif on the outdoor terrace!

The apartment itself is in perfect condition, having recently undergone a full renovation, including a new kitchen, bathroom, heating, and furniture. There is a dedicated sleeping area with double bed and wardrobe, plus a separate seating area with room for sofa/sofa-bed, and a dining area. The kitchen is well equipped with full sized oven and hob, fridge, sink and built-in units. The large west-facing terrace is perfect for al-fresco dining, and being on the ground floor, barbecuing in the summer couldn't be simpler!

The apartment is sold with a generous cave, providing useful storage for bikes, skis, luggage etc. A communal carpark is also provided. The residence itself is very well maintained both inside and out.

The amenities of the ski resort are a short walk away – bars, restaurants, grocery shops and ski hire shops providing everything you need for your ski holiday, and the cable-car is just 100m away. The ski resort of St Jean d'Aulps is small and friendly, with a lively atmosphere, and offers some really beautiful skiing around the majestic “Roc d'Enfer”. A small ice rink and weekly events throughout the winter season add both atmosphere and activity to this charming resort. The bigger resort of Morzine is under 10 minutes away by car, and Geneva airport under 90 minutes.

The property is covered by the copropriété rules.















