

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

Tel: +44 (0)208 123 2384 Email: info@alpine-property.com Web: www.alpine-property.com

Maison des Catelus

Arâches la Frasse, Flaine & Les Carroz, Grand Massif

399 000 €uros



Contact

Contact Maxime Bruneau about this property.

Tel: +33 7 60 08 85 78

Email: max@alpine-property.com

Key Features

Price399 000 €urosStatusFOR SALELast updated23/11/2025AreaGrand Massif

Location Flaine & Les Carroz **Village** Arâches la Frasse

Bedrooms 3 Bathrooms 1

Floor area 68.9 m² Land area 850 m² **Detached** Yes **Heating** None **Nearest skiing** 5 km **Nearest shops** 3.8 km Garden Yes Garage None

Drainage Mains drains **Agency fees** Paid by the seller

Property Description

Maison des Catelus is located in a quiet, green residential area along a cul-de-sac. Built in the 1960s and entirely masonry-constructed, it sits on the edge of an 850 m² fully buildable plot.

Currently, the ground floor features an entrance, a living room, a kitchen, a bathroom, and a former boiler room. Upstairs, there are three bedrooms (one of which is walk-through).

Whether for a simple renovation or an extension, the future property can enjoy a beautiful, peaceful setting, stunning views of the Aravis mountain range, and a south-southwest exposure.

The house is not habitable in its current condition as it no longer has a heating system (hence the blank energy performance report).

It takes just 8 minutes by car to reach the centre of Les Carroz and the main ski lift. The bakery, however, is less than a 3-minute drive away!













