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# Appt. Domaine des Cimes, 38

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

**135 000 €uros**



## Contact

Contact **Ailsa Bishop** about this property.

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# Key Features

<b>Price</b>	135 000 Euros
<b>Status</b>	FOR SALE
<b>Last updated</b>	09/12/2024
<b>Area</b>	Portes Du Soleil
<b>Location</b>	St Jean d'Aulps & Vallée
<b>Village</b>	Saint Jean d'Aulps
<b>Bedrooms</b>	1
<b>Bathrooms</b>	1
<b>Floor area</b>	28 m <sup>2</sup>
<b>Heating</b>	Electric radiators
<b>Chimney</b>	None
<b>Nearest skiing</b>	200 m
<b>Nearest shops</b>	200 m
<b>Garden</b>	No
<b>Garage</b>	Covered parking
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	383.00 Euros
<b>Annual charges</b>	824.00 Euros
<b>Number of lots</b>	67
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	E (373)
<b>CO2 emissions</b>	B (10)
<b>Agency fees</b>	Paid by the seller

## Property Description

This 1 bedroom apartment is situated on the third floor of the Domaine de Cimes residence, which is very well maintained inside and out. The property enjoys both an east facing balcony, and a south-facing terrace, offering plenty of outdoor space to enjoy in addition to the inside space available.

The apartment has a spacious living area with kitchenette and balcony. The kitchenette has a sink, mini-oven and fridge, as well as good storage. The balcony has a good view of the resort centre and the mountains beyond, and also enjoys the morning sun.

The apartment has a double bedroom, which is well proportioned, with space for a wardrobe and drawers. There is also a "coin montagne" bunk area tucked away in an alcove, meaning the apartment comfortably sleeps four, or 6 with a sofa bed. There is a bathroom with tub and sink unit, and a separate WC.

The real bonus of this apartment is the south-facing terrace, giving you private outdoor space for summer barbecues and evening sundowners. Furthermore, the property is sold with an allocated covered parking space, meaning you will always have a guaranteed parking space out of the elements. The apartment is also sold with a ski locker.

The apartment has been well maintained by its current owners over the past 25 years, and is ready for its new owners to make their own mark on it. Sold fully furnished you can move straight in and enjoy from day one!

Situated adjacent to the original farmhouses of the village, as well as a smart brand-new residence, the amenities of the ski resort are within easy walking distance – bars, restaurants, grocery shops and ski hire shops providing everything you need for your ski holiday.

The resort is small and friendly, with a lively atmosphere and offers some really beautiful skiing around the majestic "Roc d'Enfer", covered by the Portes du Soleil ski pass. The bigger resort of Morzine is under 10 minutes

away by car, and is also accessible by ski bus, giving access to the full Portes du Soleil ski area. Geneva airport is around 75 minutes' drive.

The property is covered by the copropriété rules.













