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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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Grange de la Fontaine

Lullin, Vallée Du Brevon, Alpes du Léman

395 000 €uros



Contact

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Key Features

Price	395 000 Euros
Status	UNDER CONTRACT
Last updated	02/06/2025
Area	Alpes du Léman
Location	Vallée Du Brevon
Village	Lullin
Bedrooms	4
Bathrooms	2
Floor area	100 m²
Land area	20 m²
Detached	No
Heating	Electric radiators
Chimney	None
Ski access	Ski bus
Nearest skiing	6 km
Nearest shops	20 m
Garden	No
Garage	None
Drainage	Mains drains
Energy efficiency rating	D (242)
CO2 emissions	B (7)
Agency fees	Paid by the seller

Property Description

Located in the bustling village of Lullin, this property faces south east with views of Mont Billiat across a small road.

The front door opens into a corridor with a storage room to one side, two bedrooms, a shower room and a technical area under the stairs.

The middle floor is a bright and airy open plan room large enough for a big kitchen, dining table and sofas. There is a bi-folding door which opens onto a balcony with the mountain views.

The last level has two more bedrooms, a bathroom, also a loft ladder to make use of the remaining space for storage. The building is semi detached from the apex at the rear, there are two parking spaces at the front and side of the house.

The property has no garden (which does lend itself to an ideal 'lock-and-leave' residence). There are amazing facilities and walks nearby including a tennis court, football field and basketball court just 100 metres away. The furniture can be purchased if it is of interest.

Lullin village has a mini-supermarket, baker, bar, butcher, chemist and health centre. In fact everything you need. The surrounding countryside is agricultural and forest, there are plenty of Savoyard traditions maintained here.

The nearest skiing would be at Hirmentaz/Les Haberes, about 5 mins drive, the Roc d'Enfer circuit 15mins, Ardent (Les Portes du soleil) 30mins. Geneva airport is around 50mins away and the large town of Thonons les Bains and Lake Geneva is only 20mins drive. There are plenty of schools nearby including a secondary college.















