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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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Chalet de la Marry

Sommand, Vallée Du Risse, Alpes du Léman

995 000 €uros



Contact

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Key Features

Price	995 000 Euros
Status	FOR SALE
Last updated	03/02/2025
Area	Alpes du Léman
Location	Vallée Du Risse
Village	Sommand
Bedrooms	4
Bathrooms	2
Floor area	150 m ²
Land area	824 m ²
Detached	Yes
Heating	Wood pellet boiler
Chimney	Pellet stove
Ski access	On piste
Nearest skiing	200 m
Nearest shops	11 km
Garden	Yes
Garage	Single
Drainage	Mains drains
Energy efficiency rating	C (148)
CO2 emissions	A (4)
Agency fees	Paid by the seller

Property Description

Built in 2018 this beautiful chalet is situated at 1430m altitude and faces south/south-west with an open view towards the ski pistes of Sommand.

The property is almost totally open plan on the ground floor, with plenty of French windows opening onto the level land in front of the chalet. This entire floor is bright and sunny, with exceptional views. There is also a laundry room, separate WC and a large pellet burning stove.

On the first floor, there are four bedrooms, two are joined with a 'Jack and Jill' shower room. There is an open landing which gives a great feeling of space, also a separate WC and a bathroom awaiting completion. A sum of 10,000CHF has already been paid to an artisan to complete the bathroom on the first floor and add fitted wardrobe doors on the ground floor. This advance is included in the sale, but the vendors wish to leave the choice of the eventual layout to the purchasers.

There is under floor heating throughout the property, fuelled by a wood pellet boiler. The land surrounds the chalet, the garage has a work shop with covered space for one car, there is external parking for up to 4 cars.

Praz de Lys/Sommand is a ski area with a very good snow record, 66km of pistes and situated between 1250m and 1980m. Other local ski stations nearby are le Massif des Brasses (20mins) and Hirmentaz and the Roc d'Enfer circuit (30mins). Larger resorts would include Samoens (le Grand Massif) and Les Gets (Portes du Soleil) both 40mins. Geneva airport is one hour's drive away and the nearest shops are found in the town of Mieussy lower down the mountain.















