



# alpine-property

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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## Appt. Petit Cheval Blanc

**Morzine, Morzine, Portes Du Soleil**

**499 000 €uros**



## Contact

Contact **Marie-Anne Denicolo** about this property.

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# Key Features

<b>Price</b>	499 000 Euros
<b>Status</b>	FOR SALE
<b>Last updated</b>	17/02/2026
<b>Area</b>	Portes Du Soleil
<b>Location</b>	Morzine
<b>Village</b>	Morzine
<b>Bedrooms</b>	2
<b>Bathrooms</b>	2
<b>Floor area</b>	47.8 m <sup>2</sup>
<b>Heating</b>	Oil fired central heating
<b>Ski access</b>	Ski bus
<b>Garage</b>	Single
<b>Drainage</b>	Mains drains
<b>Taxe foncière</b>	425.00 Euros
<b>Annual charges</b>	3900.00 Euros
<b>Number of lots</b>	8
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	E (244)
<b>CO2 emissions</b>	E (72)
<b>Agency fees</b>	Paid by the seller

## Property Description

This attractive duplex apartment in Morzine offers well-designed accommodation across three levels, is ideal as a mountain home-from-home or rental investment.

The apartment has its own private entrance from the main residence, leading to a central stairwell connecting the living space above and the bedrooms below. **Upstairs**, you'll find a bright and cosy open-plan kitchen, living and dining area, opening onto a south-facing balcony. The sitting room is tastefully furnished with a comfortable leather sofa and armchairs, a six-seater dining table and a large flat-screen TV, creating a welcoming space to relax after a day in the mountains. The modern kitchen is fully equipped with granite worktops and splashbacks, integral appliances and all necessary crockery and utensils.

**On the lower level** are two flexible twin/double bedrooms with zip-and-link beds and built-in wardrobes. The principal bedroom benefits from a spacious en-suite shower room, while the second bedroom is served by an additional shower room and a separate WC. A practical laundry area, along with closed storage cupboards under the stairs, adds further convenience.

**Externally**, the apartment benefits from a private garage, dedicated covered parking space, and a large private cave with heated boot warmers, perfect for ski equipment in winter and bike storage in summer.

Ideally located, Le Petit Cheval Blanc is less than a ten-minute walk downhill to local bars, restaurants and a supermarket, with Morzine town centre and Tourist Office just a short stroll further, and for heading to the slopes, the property is within a few minutes walk of ski bus stops for heading either into Morzine/Pleney or up to Avoriaz via the high-speed lift at Prodains.

The perfect base for holidays year-round, with an excellent rental history to boot!

The property is covered by the copropriété rules.

## PETIT CHEVAL BLANC No. 2















