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# Ferme des Chavaux

**Les Houches, Chamonix & Vallée, Mont Blanc**

**1 150 000 €uros**



## Contact

Contact **Manu Maclean** about this property.

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# Key Features

|                                 |                           |
|---------------------------------|---------------------------|
| <b>Price</b>                    | 1 150 000 €uros           |
| <b>Status</b>                   | FOR SALE                  |
| <b>Last updated</b>             | 14/05/2026                |
| <b>Area</b>                     | Mont Blanc                |
| <b>Location</b>                 | Chamonix & Vallée         |
| <b>Village</b>                  | Les Houches               |
| <b>Bedrooms</b>                 | 4                         |
| <b>Bathrooms</b>                | 1                         |
| <b>Floor area</b>               | 147.5 m <sup>2</sup>      |
| <b>Land area</b>                | 4582 m <sup>2</sup>       |
| <b>Detached</b>                 | Yes                       |
| <b>Heating</b>                  | Oil fired central heating |
| <b>Chimney</b>                  | Open fire                 |
| <b>Ski access</b>               | Ski bus                   |
| <b>Nearest skiing</b>           | 1.7 km                    |
| <b>Nearest shops</b>            | 1 km                      |
| <b>Garden</b>                   | Yes                       |
| <b>Garage</b>                   | Double                    |
| <b>Drainage</b>                 | Mains drains              |
| <b>Taxe foncière</b>            | 1080.00 €uros             |
| <b>Energy efficiency rating</b> | G (384)                   |
| <b>CO2 emissions</b>            | G (119)                   |
| <b>Agency fees</b>              | Paid by the seller        |

## Property Description

Located in the peaceful hamlet of Les Chavaux in the well-known Chamonix valley ski village of Les Houches, this character property dating from 1873 offers a rare renovation opportunity in a stunning natural setting.

Set on an exceptional 4,582 m<sup>2</sup> plot with panoramic Mont Blanc views, the chalet enjoys privacy, open surroundings, and all-day sunshine with quadruple aspect garden terraces from which to enjoy the views, depending on the time of day.

The surface area totals 147.5 m<sup>2</sup> of living space across two levels, with two separate entrances, large farmhouse kitchen, dining room, living room with open fire, WC, boiler and utility room on the ground floor, and 4 generous double bedrooms, family bathroom and WC on the upper level.

In annexe a storage cellar, a 6m<sup>2</sup> lean-to, double garage and private parking.

The quadruple exposition allows a surprising amount of light in, considering the period of construction, and the size of the rooms adds a sense of volume to the property.

Its generous proportions and existing layout provide excellent potential for a bespoke renovation project, whether as a family retreat or a high-end rental investment.















