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Tel: +44 (0)208 123 2384

Email: [info@alpine-property.com](mailto:info@alpine-property.com)

Web: [www.alpine-property.com](http://www.alpine-property.com)

# Chalet Ambroise

**Les Villards sur Thônes, Thônes, Aravis**

**699 000 Euros**



## Contact

Contact **Steve Elsdon** about this property.

**Tel:** +33 6 15 04 25 18

**Email:** [elsdon@alpine-property.com](mailto:elsdon@alpine-property.com)

# Key Features

<b>Price</b>	699 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	22/03/2013
<b>Area</b>	Aravis
<b>Location</b>	Thônes
<b>Village</b>	Les Villards sur Thônes
<b>Bedrooms</b>	6
<b>Bathrooms</b>	5
<b>Floor area</b>	180 m <sup>2</sup>
<b>Land area</b>	2155 m <sup>2</sup>
<b>Detached</b>	Yes
<b>Heating</b>	Oil fired central heating
<b>Chimney</b>	Wood burning stove
<b>Garden</b>	Yes
<b>Drainage</b>	Septic tank
<b>Energy efficiency rating</b>	TBC
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

Chalet Ambroise is a beautifully renovated chalet with a separate gite/apartment situated in a quiet hamlet close to Thônes. The main village is just 3km from the chalet and there is easy access to the best skiing in the Aravis area, via La Clusaz and Le Grand Bornand, both approx 10km away. Geneva airport is just under an hours drive from the chalet.

The property originates back to 1780 and was sympathetically renovated in 2004, retaining much of it's original alpine charm. There is also a further barn section which has not yet been renovated.

The main chalet has a floor area of 140m<sup>2</sup>. There is a large open plan living/dining room with kitchen and balcony/terrace access. The chalet has 4 good sized, en-suite bedrooms.

The separate apartment/gite has a floor area of 38m<sup>2</sup> and comprises an open plan living area with kitchen, 2 bedrooms, bathroom.

There are 3 cellar rooms in the lower ground floor of the chalet.

Outside there is a mature garden with traditional Mazot outbuilding. There is also ample parking outside and in the attached barn. The total plot size of the property is 2100m<sup>2</sup>.























