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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)

# Appt. Jardin

**Praz Sur Arly, Megève, Mont Blanc**

**230 000 €uros**



## Contact

Contact **Val Ainaud** about this property.

**Tel:** +33 6 14 84 61 80

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

# Key Features

<b>Price</b>	230 000 Euros
<b>Status</b>	SOLD
<b>Last updated</b>	04/08/2012
<b>Area</b>	Mont Blanc
<b>Location</b>	Megève
<b>Village</b>	Praz Sur Arly
<b>Bedrooms</b>	3
<b>Bathrooms</b>	1
<b>Floor area</b>	74 m <sup>2</sup>
<b>Heating</b>	Electric radiators
<b>Ski access</b>	Ski bus
<b>Nearest skiing</b>	500 m
<b>Nearest shops</b>	400 m
<b>Drainage</b>	Mains drains
<b>Annual Taxes (est)</b>	900 Euros
<b>Number of lots</b>	TBC
<b>Procédure en cours</b>	No
<b>Energy efficiency rating</b>	D (191)
<b>CO2 emissions</b>	TBC
<b>Agency fees</b>	Paid by the seller

## Property Description

The Jardin des Neiges apartment building is conveniently situated, in a quiet location, with easy access to the pistes (500m) and the local shops and commerces (400m). Built in 2001, both the exterior and interiors of the building are of a very high quality.

Apartment Jardin is a duplex apartment with a total floor area of 74.54m<sup>2</sup>, of which 43.39m<sup>2</sup> is classified as habitable and the other 31.15m<sup>2</sup> has a reduced head height of under 1.8m. The apartment has one bedroom on the main living level and one bedroom plus sleeping 'cabine' on the upper level. It would be possible to create a larger living area if preferred, by removing the bedroom on this level.

The accommodation comprises:

Main level: living room with fitted kitchen, bedroom, cellar/utility room with plenty of storage space, bathroom/WC. This level of the apartment opens onto the balcony which has uninterrupted views of the pistes at Megeve.

Upper level: bedroom with under eave storage space, further bedroom/'cabine'.

The property is covered by the copropriété rules.

















