

Alpine Gite for sale in Nevache, Les Hautes-Alpes.

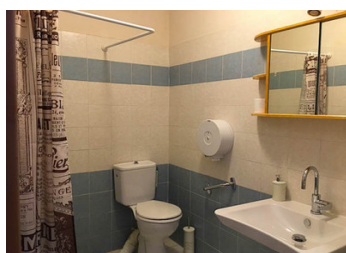
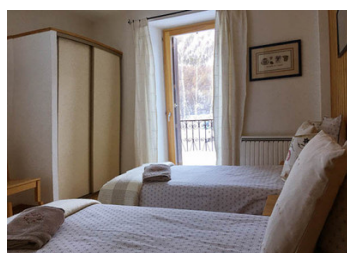


INFORMATION

Town:	Névache
Department:	Hautes-Alpes
Bed:	7
Bath:	7
Floor:	250 m2
Plot Size:	200 m2

IN BRIEF

Traditional gite with excellent reputation for sale. This is the sale of the fond de commerce of a gite, where the business pays rent to the property owner of the walls.



ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

The Gite....

This gite business operates within the walls of a beautiful alpine lodge which is set in a quiet and calm area on the edge of the village.

The gite offers 7 rooms and 23 beds, all with en suite bathroom / showers. The clients are fed wholesome meals made from local produce which are prepared and cooked in the professional kitchen on site.

There is a large dining area / lounge where clients can enjoy the surrounding views and relax after a hard day on the mountain.

The property is located right beside one of the local ski de fond pistes, and is very popular with groups coming to the area for this activity, as well as ski touring, mountaineering and hiking.

The current owners operate the business in winter (after christmas to April), and summer (June to All Saints holiday).

This successful business would suit a dynamic couple who enjoy the alpine climate, who may even have culinary skills to explore.

Recent accounts are available on request.

The Area....

Nevache is a quiet alpine village located at 1600 m altitude, just 20 kms from Briancon and only a short drive over the Col D'Echelles to the Italian border. It is a destination for a certain type of tourism, where nature and traditional alpine activities prioritise over commercial fuss.

The Claree Valley is one of the most liked valleys in the area,...

NOTES