

5 bedroom ski chalet FOR SALE in St Gervais, very sunny with great views and easy access to town and ski-ing

EXCLUSIVE



INFORMATION

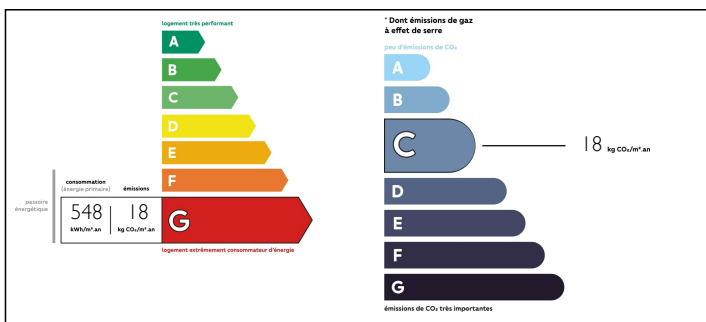
Town:	Saint-Gervais-les-Bains
Department:	Haute-Savoie
Bed:	5
Bath:	3
Floor:	122 m2
Plot Size:	1200 m2

IN BRIEF

This 5 bedroom ski chalet FOR SALE of 190 m2 (122m2 habitable) in Saint Gervais offers spacious accommodation in a fully renovated and very well maintained family home. From the chalet and the lovely garden, you can see the mountain refuges on the main route to Mont Blanc the highest point of St Gervais and of the Alps. The outdoor dining area and the covered terrace and balcony afford great views and are very sunny. With easy access to the historic market town just 5 mins drive away (3km) .with the cable car just 6mins away . There is a ski bus stop just 2 mins walk away (220 m) .



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.



NOTES

DESCRIPTION

a spacious 5 bedroom ski chalet FOR SALE in Saint Gervais on 3 floors offers fo 190m2 of space , including 122m2 of habitable space over 1.8m high and it set out as follows

Living level - accessed by the external staircase , the front door opens onto a large entrance and hallway with double cupboards with plenty fo storage space

- the bright and airy , open plan living room of 30m2 features a modern fireplace ,
- a generous lounge area with double doors leading to the balcony
- dining area with double doors giving direct access to the balcony and covered terrace
- underfloor heating with remote internet control
- large, fully equipped, modern kitchen of 11.8m2 with quality NEFF appliances and granite worktops. Very bright with windows on 3 sides including a gazed door giving access the covered terrace and the garden Great views of the mountains
- bathroom with bath, walking shower and double vanity unit
- separate WC

oak staircase to first floor

- bedroom 1 - main bedroom of 13m2 with balcony and storage attic of additional 5m2
- bedroom 2 double bedroom of 12.7m2 with balcony and storage attic of additional 5m2
- bedroom 3 - double bedroom of 11.6m2 with velux style roof window
- bedroom 4 - double bedroom of 11.82m2 with Velux style roof window
- shower rooms with shower, vanity unit and WC

garden...