

4 bedroom ski chalet FOR SALE in Combloux , close fo the village just 550m to nearest ski lift



INFORMATION

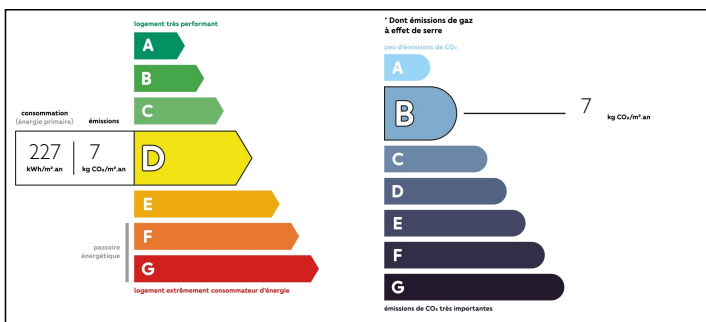
Town:	Combloux
Department:	Haute-Savoie
Bed:	4
Bath:	3
Floor:	118 m2
Plot Size:	358 m2

IN BRIEF

This great value 4 bedroom ski chalet FOR SALE in Combloux is only a 5 minute walk (550m) from the Princesse ski lift giving you direct access to the Evasion Mont Blanc ski area with 445km of pistes. If you have dreamed of having your own chalet in the Alps with direct access on your doorstep to one of the largest ski areas in the world, this chalet is for you! The modern open plan living area with fully equipped kitchen leads on to the lounge and -dining area, a perfect space for relaxing after a day's skiing or enjoying the mountains. The 4 bedrooms and 3 bathrooms provide plenty of space for you to enjoy this beautiful chalet with family and friends. The ski room, laundry room and garage provide useful storage space and practicality to finish off this perfect mountain property. With the stunning...

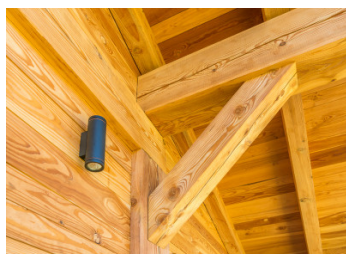
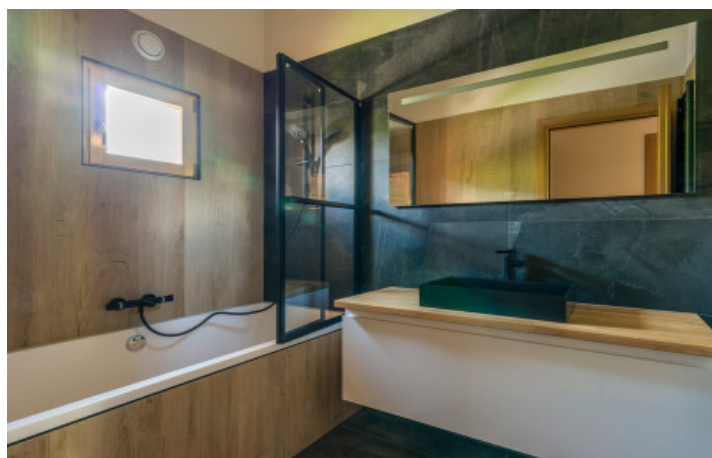


ENERGY - DPE



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

Chalet BI a new 4 bedroom semi detached ski chalet FOR SALE In Combloux close to Megeve and presented over 3 floors

Ground floor:

- Entrance hallway with storage (10.29m²)
- Ski room (4.91m²)
- Laundry room (7.97m²)
- Garage with electric doors (18.11m²)

Stairway leading to first floor:

- Open plan fully-equipped kitchen (30.36m² inc living/dining area)
- Dining/living area with direct access on to wrap around balcony
- Separate WC (1.1m²)
- Double Bedroom 1 (10.58m²) with access to private balcony
- Shower room with wash basin (3.49m²)

Stairway leading to second floor:

- Double Bedroom 2 (10.55m²) with dressing area (2.4m²) and access to balcony
- Ensuite bathroom (3.17m²)
- Double Bedroom 3 (10.03m²)
- Twin Bedroom 4 (8.81m²) with access to balcony
- Family bathroom (4.25m²)
- Separate WC (1.34m²)

Combloux is known as the "Pearl of Mont-Blanc" because of its panoramic views over the magnificent mountain and its pristine environment. It is a sports resort in both winter and summer. It is a village that seeks to preserve the charm emanating from its architectural heritage as well as its natural, historical and cultural heritage. Its favourable climate makes it a popular destination with holidaymakers. The Combloux resort was awarded the Famille plus label in 2006. This label is the result of a proactive family-friendly policy implemented by all of the resort's operators. It is a nationally recognised label and the guarantee of a warm welcome for families. Only 45 winter sports resorts have been awarded this label. The pretty alpine village is part of the Domaine Evasion Mont Blanc, 3rd largest ski resort