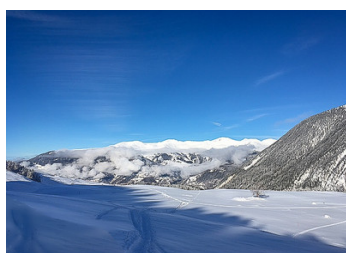
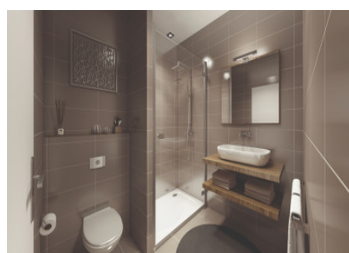
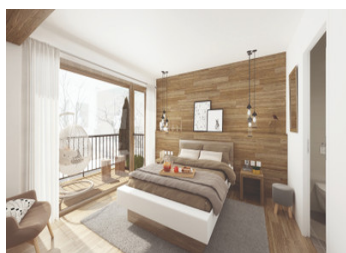
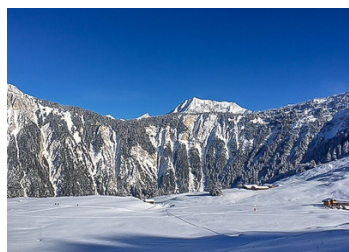


Brand new apartment with 1 bedroom & 1 bunk room for sale in Moriond, Courchevel Three Valleys ski resort



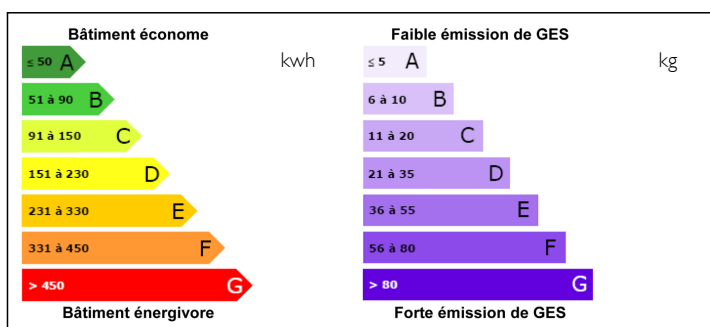
## INFORMATION

Town:	Courchevel
Department:	Savoie
Bed:	2
Bath:	1
Floor:	56 m2
Outside Space:	21 m2

## IN BRIEF

COURCHEVEL is the jewel of the 3 Valleys ski resort & is one of the most prestigious and high-profile resorts in the world. Moriond sits at an altitude of 1650 m & is one of the sunniest valleys in Courchevel with the best snow. This new off-plan residence will offer 7 luxury apartments spread out over 5 levels with the top two floors reserved as duplex penthouses. Built in a magnificent chalet style, using noble materials with traditional wood & stone, creating a warm spacious intimate atmosphere with plenty of direct sunlight & beautiful views of the mountains. Each apartment has a private parking place & a heated ski locker. The Résidence La Câlinette is a mere 150 m from the ski piste & ski lifts. All of the commerces are within easy walking distance. This brand new free-hold VEFA property offers reduced notaire/legal fees and great rentability.

## 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

This apartment is located on the lower ground floor with a north-east orientation.

The main living area has an open-plan layout with a fully equipped corner kitchen & direct access to your 20.70 m<sup>2</sup> terrace that overflows onto the private grounds of the residence.

The master bedroom is 13.60 m<sup>2</sup> and has a window & a built-in closet. The 2nd bedroom, otherwise known as a cabin, offers an additional small private sleeping area for bunk beds with a built-in closet but has no windows.

Situated between the two bedrooms is a shared bathroom equipped with a single wash basin, shower, heated towel rail and WC.

The apartment comes with one private exterior parking place plus exclusive usage of a private ski locker with heated boot warmers.

Surface areas:

Hallway/entrance 3.40 m<sup>2</sup>

Main living area 25.40 m<sup>2</sup>

Hallway 2 m<sup>2</sup>

Master bedroom 13.60 m<sup>2</sup>

Bathroom 4.20 m<sup>2</sup>

Cabin/bunk room 7.20 m<sup>2</sup>

Total liveable space 55.80 m<sup>2</sup>

Terrace 20.70 m<sup>2</sup>

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## NOTES