

A fantastic opportunity to own a ski apartment in a charming village



## INFORMATION

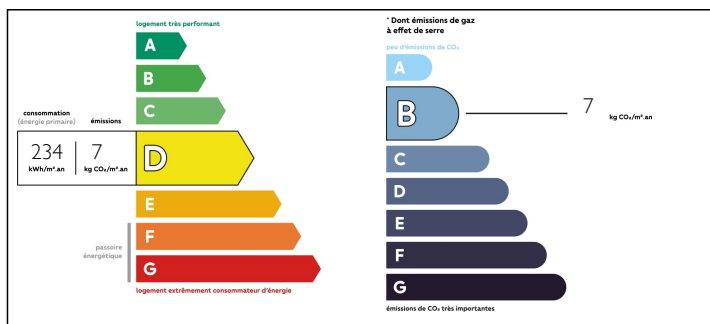
Town:	MERIBEL LES ALLUES
Department:	Savoie
Bed:	1
Bath:	1
Floor:	32 m2
Plot Size:	0 m2

## IN BRIEF

This is a great opportunity to own a ski apartment in a charming village located between Les Allues and Meribel. Superb 32m<sup>2</sup> one bedroom apartment, which is part of a small "copropriété." South-facing with a magnificent view of the slopes of Meribel. It offers a return to ski by the 'Villages' slope. The free bus is only 40m away from your front door giving easy access to all the mountain has to offer.

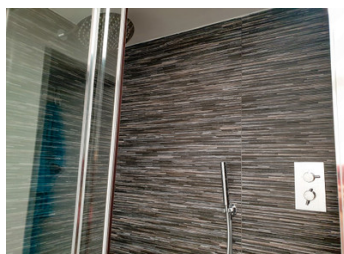
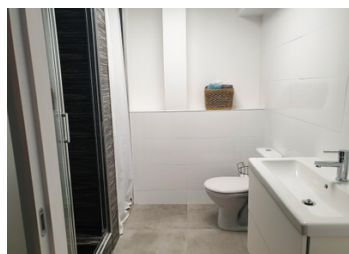


## ENERGY - DPE



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

It was fully renovated in 2020.

- Open plan lounge/kitchen of 15m<sup>2</sup>,
- Bedroom 9m<sup>2</sup> with exposed wooden beams, mountain views.
- New kitchen with glass splashback, Samsung double oven, ceramic induction hob, integrated dishwasher and integrated microwave.
- Shower room with large rain shower, washing machine with dryer,
- New rapid heating boiler.
- Underfloor heating.

Sold with ski locker located in the hall of the building.

Permission granted for a new opening in the facade for a French window in the living room to give you great views of Saliure.

Annual charges 600€.

Tax Foncière 459€

## LOCAL TAXES

**Taxe foncière: 459 EUR**

Méribel is located only 2 hours from both Lyon and Geneva airports and 1 hour from Chambéry and Grenoble during the winter. The popular Eurostar service comes directly into a station located only a 20-minute drive from Méribel centre.

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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