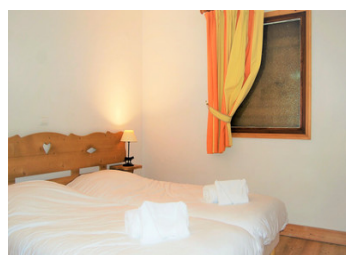


## Beautiful sunny 2-bedroom flat residence with swimming pool in Champagny en Vanoise - LA PLAGNE PARADISKI



## INFORMATION

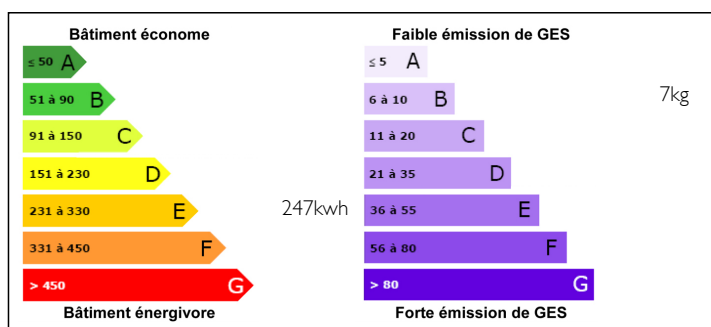
Town:	Champagny-en-Vanoise
Department:	Savoie
Bed:	2
Bath:	2
Floor:	56 m2
Outside Space:	19 m2



## IN BRIEF

Discover the Vanoise mountains with this magnificent 3 room flat in Champagny en Vanoise, a ski resort of the Paradiski area. South facing with terrace and garden, the view on the mountains is breathtaking! Located in a luxury residence, you will enjoy the swimming pool and the SPA.

## 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 beautiful flat has a large 25m<sup>2</sup> living-dining room with a fully equipped kitchen. South East facing, it opens onto 20m<sup>2</sup> terrace and a private garden with a view on the Grand Bec and the Dent du Villard.

The sleeping area includes a bedroom with 2 single beds, a bathroom and separate toilet. The Master en-suite bedroom of over 15m<sup>2</sup> with shower room is also south facing and overlooks the garden.

In a luxury residence, you benefit from numerous services but also access to the wellness area including a large swimming pool with a view of the mountains, SPA, gym, rest room. You can also take advantage of the large lounge with fireplace and billiards.

Located at the entrance of Champagny en Vanoise, you have easy access to the centre of the resort and to the slopes with the free shuttles around resort.

This flat can be purchased with or without a rental lease, giving you the possibility of enjoying your property in its entirety or of receiving a rent in exchange for renting it out. In this case, you will be able to choose the number of weeks you wish to use.

Champagny-en-Vanoise is THE south-facing resort of the Paradiski ski area. This allows you to enjoy the 2nd biggest ski area in the world and maximum sunny weather. This beautiful and authentic village, located at the entrance to the Vanoise Park, offers you in winter many activities in addition to skiing and snowboarding: snowshoeing,...

## LOCAL TAXES

**Taxe foncière: 482 EUR**

## NOTES