LEGGETT
IMMOBILIER INTERNATIONAL

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Ref: A41733JC05 Price: 1 679 000 EUR

agency fees included: 5 % TTC to be paid by the buyer (1 599 000 EUR without fees)

Beautiful alpine chalet for sale in Serre Chevalier, 5 bedrooms and stunning views. (SEE VIDEO BELOW)

EXCLUSIVE















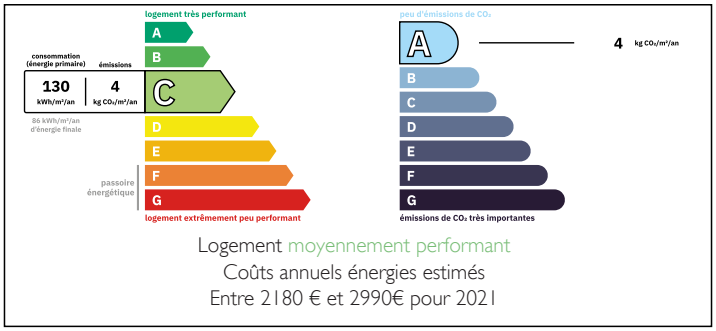
INFORMATION

Town:	Saint-Chaffrey
Department:	Hautes-Alpes
Bed:	5
Bath:	5
Floor:	240 m2
Plot Size:	1608 m2

IN BRIEF

Classic ski chalet in quiet location, well maintained and sold furnished.

ENERGY - DPE



Logement moyennement performant
Coûts annuels énergies estimés
Entre 2180 € et 2990€ pour 2021

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.

International : +33 (0)5 53 60 84 88 France: 0033 (0)553 608 488 FAX: 0033 (0)553 566 257 *All prices include agency fees.
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DESCRIPTION

The Chalet....

This amazing property was built in 2005 to a very high specification. It is located in a sought-after area of Saint Chaffrey, high on the south facing side of the valley, where the views are exceptional.
The chalet sits on a large plot of over 1100 m, and comes with a large flat lawned garden that takes the sun all day. The chalet has a good sized garage, and is essentially composed of two parts which are interconnected. This practical aspect of the chalet's configuration allows for larger groups when necessary, or, as is often used, a space for the younger end of the family to have separately. The 2 sides of the chalet are communicated via a small office.
The main living space is made up of the open plan kitchen / dining area, and 2 lounge areas.... one with open fire, the other set aside for TV. All of the 5 bedrooms have their own bath / shower rooms. The style of the chalet is traditional, but it comes with modern luxuries such as the 4 person sauna, as well as integrated vacuum for easy cleaning. The chalet is heated with a geothermic heat pump, which is very economical. The energy rating for the property is excellent.
The current owners rent the property through a highly reputable local chalet company who's clients love their stay here. Reviews of the chalet are to be found on many websites,...

NOTES

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