



MORZINE – Superb 3-Bedroom Duplex Apartment | Prime Central Location | South-Facing | Excellent Rental Potential

Price : 695 000 €

Reference 4210

**Morzine
Apartment
Bedrooms 3
Bathrooms 2
Habitable Area 85 m²**

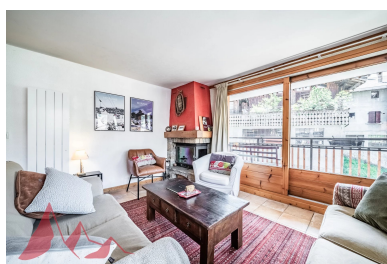
Description

A superb 3-bedroom duplex apartment in the heart of Morzine, offering all the charm of a traditional Alpine chalet combined with an exceptional central location. Forming part of a small residence of just two apartments, this rare property is situated only a two-minute walk from the village centre, with its excellent selection of shops, restaurants and bars. The apartment enjoys a sunny south-facing aspect with pleasant views towards the Pleney ski slopes. A spacious wraparound terrace surrounds the main living area, providing the perfect place to enjoy the sunshine throughout the day. During the winter months, the location is particularly convenient, with three ski bus stops close by offering quick and easy access to the ski lifts.

The accommodation is arranged over two levels and comprises: Upper Floor

- Bright and spacious open-plan living and dining area
- South-facing wraparound terrace
- Fireplace creating a warm and welcoming atmosphere during the winter
- Principal bedroom with en-suite bathroom
- Separate WC Lower Floor
- Two double bedrooms
- Family bathroom
- Utility room

-Two storage areas The apartment offers approximately 85 m² of living space (subject to confirmation by an official survey). Outside, the property benefits from two private parking spaces. Whether you are looking for a permanent residence, a holiday home or an investment property, this apartment is an excellent opportunity. Its prime central location and attractive features provide outstanding rental potential throughout both the winter and summer seasons. For further information or to arrange a viewing, please contact Morzine Immo. Information regarding the natural and technological risks to which this property may be exposed is available on the Géorisques website: www.georisques.gouv.fr.





Logement économe		Logement
≤ 50	A	En attente du diagnostic
51 à 90	B	
91 à 150	C	
151 à 230	D	
231 à 330	E	
331 à 450	F	
> 450	G	
Logement énergivore		

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