



Prime large detached chalet in a sought-after area of Montriond

Price : 990 000 €

Reference 4006

Montriond

Chalet

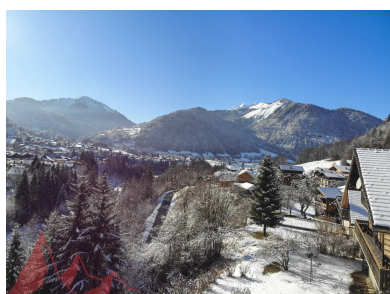
Habitable Area 340 m²

Plot Area 1 m²

Description

Prime large detached chalet in a sought-after area of Montriond. With panoramic views over the mountains and a south west exposure this chalet commands a fantastic location. Montriond is a fabulous village right next to Morzine and is a sought-after area for those not wanting to be in the heart of the action but a slightly more tranquil setting in which to enjoy the mountains. The hamlet is serviced by a free bus connecting it to the Ardent Cable car providing access into the heart of the Porte du Soleil ski area and Avoriaz. There is also bus free bus access into Morzine. The centre of Montriond with its own bars, restaurants

and supermarket is only a 15-minute walk (or the free bus) This large chalet is built over 3 main levels and has a Gross area of around 340sqm. It is of concrete construction throughout including all floors which provides the ability to change and adapt the chalet to your personal choice. The property has amazing potential to be a standout chalet in the area. It already commands the perfect position but would need a full renovation to reach the potential it so deserves. The chalet is currently arranged as 3 apartments: Ground floor: Flat 1 with two bedrooms, a shower room, a kitchen and a living room. There is also a large independent garage on this floor. First floor: Flat 2 with one bedroom, a kitchen/living room with access to a balcony and a shower room. Flat 3 with two bedrooms, a kitchen/living room with access to a balcony and a shower room. Second Floor Large attic space of over 125sqm with access to a balcony. Exterior Large garden laid to lawn. The chalet is set on a parcel of land totalling 583sqm with panoramic views of the mountains and ski slopes. This is one of the sunniest locations in the area, quiet, close to the centre with shuttle bus next to the chalet. For further information, contact us at Morzine Immobilier. The natural geographic risks that the property is exposed to can be found on the 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	

Important Notice

Morzine Immobilier, their clients and any joint agents give notice that:

- (1)** They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise
- (2)** These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. They assume no responsibility for any statement that may be made in these particulars.
- (3)** Photos etc: the photographs show only certain parts of the property as they appeared at the time they were taken. Any areas, measurements or distances are approximate. The text and plans are for guidance only and are not necessarily comprehensive.
- (4)** Regulations :It should not be assumed that the property has all the necessary planning, building regulation or other consents and Morzine Immobilier have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.