



Stunning renovated 6 bedroom chalet with additional 2 bedroom apartment, CENTRAL MORZINE

Price : 2 750 000 €

Reference 4030

Morzine

Chalet

Bedrooms 6

Bathrooms 6

Habitable Area 290 m²

Description

Stunning renovated 6-bedroom chalet with additional 2-bedroom apartment, CENTRAL MORZINE Exceptional property in the heart of central Morzine which has a large garden as well. A car or bus is not needed from the location for the mountain lifts, bars, restaurants and shops. Situated on a very quiet back road of Morzine this is fabulous property which has been recently renovated to a high standard. The chalet and Garden face South East to West which allows maximum sunshine hours throughout winter and summer. It has fantastic views of the Pleney ski slopes and Nyon mountain. This area is highly sought-after for its peaceful surroundings and close proximity to Morzine. It is an excellent family chalet with great potential for

rentals. The main chalet has 6 ensuite bedrooms and there is an additional independent 2 bedroom apartment which is totally separate to the chalet which is located on the other side of the road with the parking. THE CHALET The chalet has a unique atmosphere and offers a large space in which to relax and enjoy the surrounding area. It is built over 4 floors and offers 6 ensuite bedrooms for a total of 290 sqm of habitable space. On the ground floor:

- Entrance hall
- Large living room with fireplace
- Open plan Dining room / kitchen area
- Opening onto a large south facing terrace and garden
- An independent WC On the first floor, 3 double bedrooms with each ensuite bathroom and balcony access. On the second floor, 3 additional bedrooms with ensuite bathroom and balcony access. There are also vaulted ceilings at this level. The basement of the chalet there is
 - Fully fitted Utility area
 - Large Cinema and games room
 - Fully fitted Boot room and sports equipment storage area
 - Bathroom with shower and WC Exterior
 - Independent ski storage locker
 - Large terrace with hot tub
 - Huge garden area laid with astroturf for no maintenance!
- Fabulous views and late evening sunshine THE APARTMENT The apartment is hidden away across the road to the chalet and is perfect hideaway. The habitable area is around 35sqm. The apartment was totally renovated at the same time as the chalet and offers
 - Open plan living room and kitchen area
 - Double bedroom
 - bunk room
 - independent bathroom
 - private terrace looking over the Parc des Dereches (natural area of beauty) There property also has a double garage with further storage. The covered parking has space for 4 cars. Given the location and specification of this chalet is lets exceedingly well if someone is looking for a return from their mountain home. For more information, please get in touch with us at Morzine Immo. The natural geographical risks to which the property is exposed can be consulted on the website www.georiques.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 énérgivore | |

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