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Maison des Cimes

Vallorcine, Chamonix & Vallée, Mont Blanc

1 370 000 €uros



Contact

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Key Features

Price	1 370 000 Euros
Status	FOR SALE
Last updated	06/05/2024
Area	Mont Blanc
Location	Chamonix & Vallée
Village	Vallorcine
Bedrooms	7
Bathrooms	6
Floor area	380 m²
Land area	614 m²
Detached	Yes
Heating	Combined system
Chimney	Wood burning stove
Nearest skiing	1 km
Nearest shops	5 km
Garage	None
Drainage	Mains drains
Taxe foncière	2300.00 Euros
Energy efficiency rating	C (100)
CO2 emissions	C (23)
Agency fees	Paid by the seller

Property Description

A carefully restored maison du pays that has retained its authentic charm, with ample space for family and friends to create special memories all together under one roof. Maison des Cimes offers 380m2 of liveable space over three floors, with five bedrooms and a gym in the main house and a 2 bedroom apartment with its own independent access and balcony on the top floor.

One of the bedrooms could easily be turned into a home office if it becomes too difficult to leave the peace and quiet of the mountains and go back to 'normal' life.

Vallorcine itself is a picturesque mountain village steeped in history that attracts nature lovers and offers the chance to rest and recuperate away from fast paced life.

In winter, there are numerous areas to relax and unwind from a day on the slopes, with the powerful log burner to keep everyone cosy. The large dining room and bar area offer everyone the opportunity to come together at mealtimes to recount the day's events. For those with more energy to expend, there is a large fully equipped gym on the first floor.

In summer numerous walking and biking trails are on the doorstep and the local train station takes passengers both to Martigny in Switzerland and back down the Chamonix valley with the beautiful Aiguilles Rouges range providing a stunning backdrop.

The house comprises thus:

Lower ground floor: Large cellar/storage area, boiler room

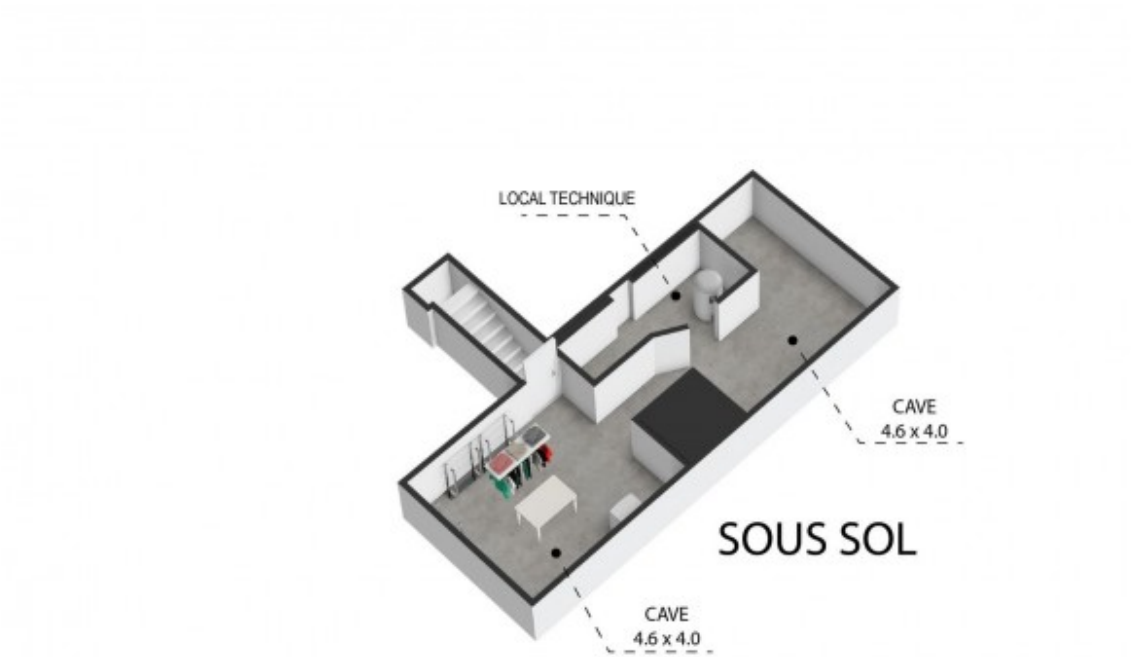
Ground floor: Ski room/entrance, utility room with hand basin, washing machine, tumble dryer and separate WC, chill area with garden access, bar, lounge with wood burner, large dining area, hidden built in storage room, fully equipped kitchen.

First floor: Two ensuite double bedrooms, three further double rooms, three separate toilets, three separate

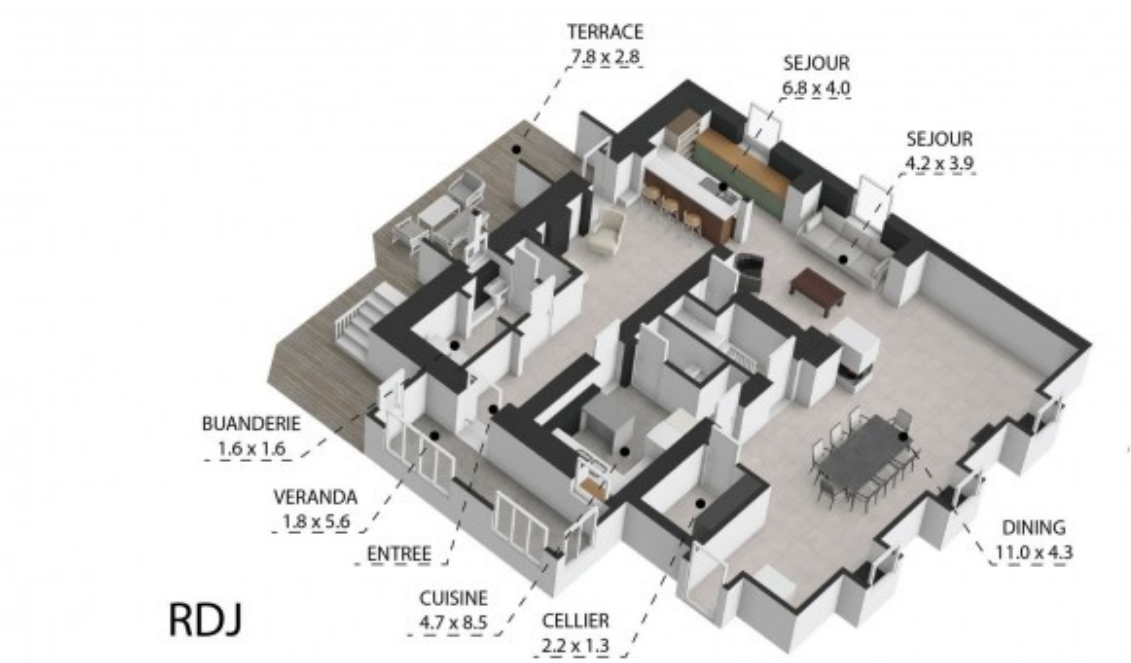
shower rooms, fully equipped gym, balcony.

Top floor: Independent 2 bedroom, 1 bathroom apartment with balcony and independent access.

Exterior: landscaped garden and parking for 6 cars.

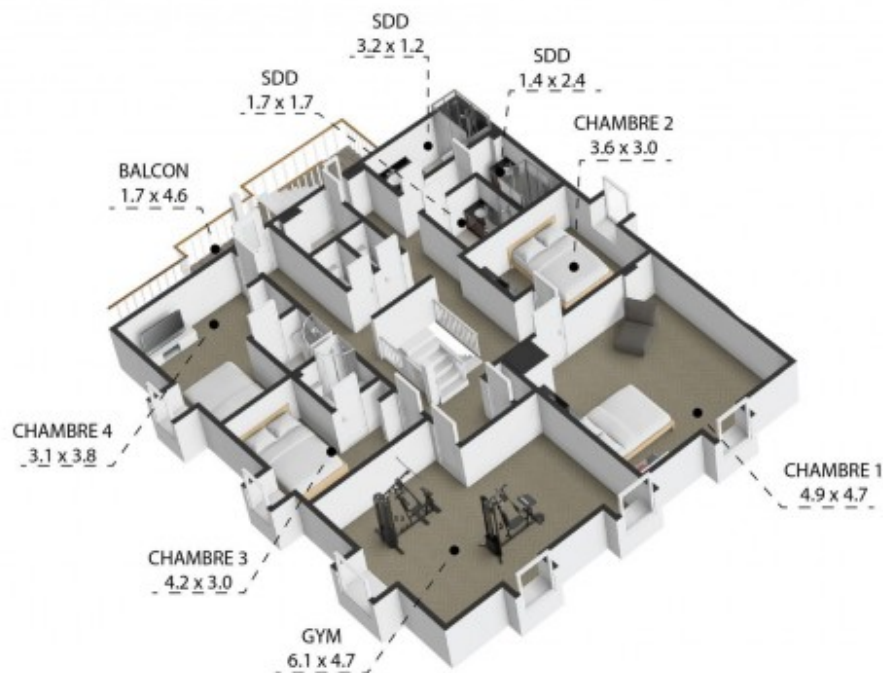


Toutes les dimensions indiquées sont approximatives.
The plans shown are approximate and for information purposes only.



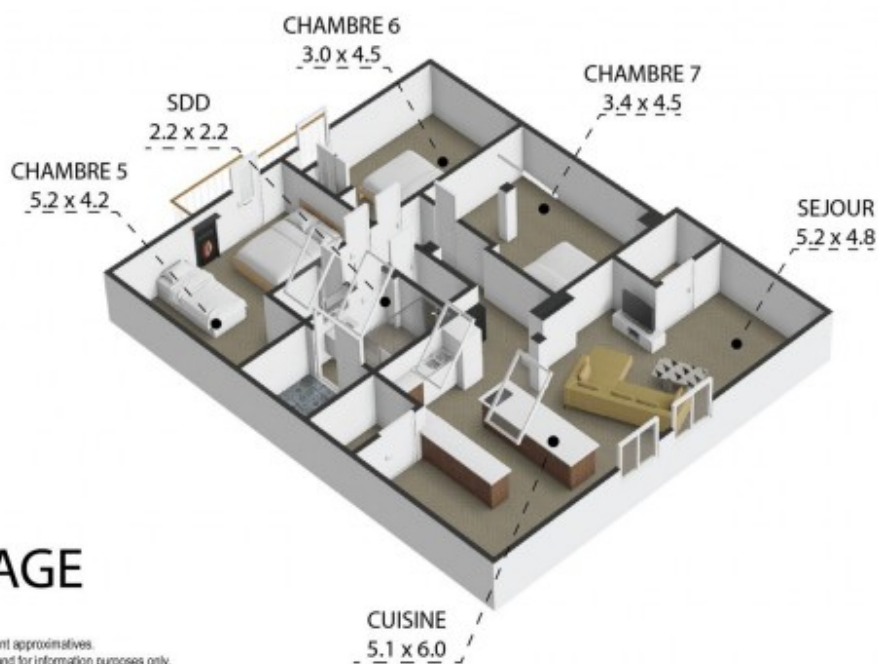
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RDC



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ETAGE



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