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## Luxury 5 bed ski Chalet for sale near to Chamonix-Mont-Blanc

Chamonix-Mont-Blanc , Haute-Savoie , Auvergne-Rhône-Alpes



# €7,970,000

inc. of agency fees

5 Beds   2 Baths   426 sqm   0.16 ha

5 bedroom ski chalet for sale in Chamonix-Mont-Blanc in Haute-Savoie in the French Alps. Contact us for details and plans, or to arrange a visit to this ski property.

### At a Glance

<b>Reference</b>	MFH-ALPM5316181	<b>Near to</b>	Chamonix-Mont-Blanc	<b>Price</b>	€7,970,000
<b>Bed</b>	5	<b>Bath</b>	2	<b>Hab.Space</b>	426 sqm
<b>Land</b>	0.16 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Discover this exceptional 426 sq. m. chalet in the heart of Chamonix's sunny Les Tines district. This property welcomes you in a luxurious and serene atmosphere, where each level reveals its wonders.

This rare gem offers 104 sq. m. of living space under a splendid old wood roof structure, ideal for welcoming family and friends.

The chalet offers 3 charming double bedrooms, a cosy dormitory and a sumptuous 60 sq. m. master bedroom with private terrace.

A range of high-end amenities, including a cinema room, gym and wine cellar, complete this exceptional property.

From the covered terrace, let your gaze wander over the breathtaking views of the Drus and Mont-Blanc ranges.

Close to public transport, this chalet combines luxury and comfort, with easy access to the valley train and buses less than 150 meters away.

This unique property is a true haven for those seeking an exceptional living environment and absolute comfort in the heart of nature. Complete with an indoor garage and two charging points for electric cars, this chalet embodies the perfect blend of elegance and modernity.

## LAYOUT

### LEVEL -1

- Cinema room
- Sports room
- Relaxation area
- Laundry room
- Technical room
- WC

### LEVEL 0

- Entrance hall
- Three double en-suite bedrooms
- Dormitory
- Dressing room
- Shower room
- WC
- Ski room / bike room
- Indoor garage

### LEVEL 1

- Master bedroom with dressing room
- Bright living room with open kitchen

## ANNEXES

- Indoor garage
- Terraces
- Sauna
- Jacuzzi

## Summary

Property type:	Chalet
Bedrooms:	5
Bathrooms	2
Price	€7,970,000

## Key Information

Year Built:	2023
Internal Area:	426 sqm
Land Area:	0.16 ha
Has an Office / Study?	Yes
Has a Terrace?	Yes

## Location: Auvergne-Rhône-Alpes



## Gallery













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We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

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or email us at **bonjour@my-french-house.com**.

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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

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