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## 3 bed ski Farmhouse for sale near to Saint-Gervais-les-Bains

Saint-Gervais-les-Bains , Haute-Savoie , Auvergne-Rhône-Alpes



# €895,000

inc. of agency fees

3 Beds      319 sqm      1.75 ha

3 bedroom ski farmhouse for sale in Saint-Gervais-les-Bains 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-ALPM5440627	<b>Near to</b>	Saint-Gervais-les-Bains	<b>Price</b>	€895,000
<b>Bed</b>	3	<b>Pool</b>	No	<b>Hab.Space</b>	319 sqm
<b>Land</b>	1.75 ha			<b>Land Tax</b>	N/A

### Property Description

Nestling in the heart of nature in a unique setting, come and discover this former 1830 farmhouse and its outbuildings set in over 17,000 sqm of land. The farmhouse, which has been partly renovated, comprises the following rooms:

On the garden level, a 95 sqm apartment comprising a fitted kitchen opening onto a large living room with its

wood-burning stove, giving access to a lovely terrace, a storeroom, a utility room and two bedrooms, one of which is en suite. Upstairs, a barn of more than 115 sqm that can be converted as you wish, revealing a magnificent period roof frame in excellent condition. A fully-equipped 30 sqm mazot completes the property. The property also has a wood shed, a garage with a workbench and a smoking room. A great opportunity for mountain lovers looking for peace and quiet!

## LAYOUT

### LEVEL 0

- Entrance with clearance and cellar
- Fitted kitchen opening onto the living room
- Dining room, sitting room with wood-burning stove
- Two bedrooms, one en suite
- Separate toilet
- A utility room
- A cellar

### LEVEL 1

- A 115 sqm barn for conversion

### ANNEXES

- An independent, fully-equipped mazot of around 30 sqm
- A smoking room
- A wood shed
- A garage with workbench
- A carport for two cars

## Summary

Property type:	Farmhouse
Bedrooms:	3
Price	€895,000

## Key Information

Year Built:	1830
Internal Area:	319 sqm
Land Area:	1.75 ha
Number of Fireplaces:	1
Has a Terrace?	Yes

## Location: Auvergne-Rhône-Alpes





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