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## 4 bed ski Chalet for sale near to Praz-sur-Arly

Praz-sur-Arly , Haute-Savoie , Auvergne-Rhône-Alpes



# €842,000

inc. of agency fees

4 Beds 1 Baths 120.46 sqm 0.03 ha

4 bedroom ski chalet for sale in Praz-sur-Arly 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-ALPM5458868	<b>Near to</b>	Praz-sur-Arly	<b>Price</b>	€842,000
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	120.46 sqm
<b>Land</b>	0.03 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

The Chalets of the Lake, made up of three semi-detached chalets, blend perfectly into their environment, combining the traditional architecture of Alpine chalets with modern comfort. They offer a warm and elegant retreat in the heart of nature, ideally located a ten-minute walk from the shops and ski lifts, surrounded by green spaces, and close to the cross-country ski trail in winter and the lake in summer.

The facades of the chalets are clad in sophisticated wood cladding, in perfect harmony with the mountain setting. Inside, the combination of rustic charm and modernity creates a warm atmosphere, enhanced by high-quality contemporary facilities. Each home has four bedrooms, three bathrooms, a large sunny living area, ski storage and an attached garage. The building meets the highest standards of thermal efficiency, ensuring optimum performance.

\* Non-contractual visuals

\* VAT reclaim / reduced registration fees

\* Start of construction: Autumn 2024

This half chalet with around 117.17 sq. metres of living space comprises a garage, a ski room, a spacious entrance hall, an Open Kitchen opening onto the living room, a storeroom, four bedrooms, a bathroom, two shower rooms, a separate toilet, two balconies and 295 sq. metres of land.

## LAYOUT

### LEVEL 0

- Garage
- Ski Room
- Entrance hall
- Two Bedrooms
- Bathroom

### LEVEL 1

- Living room
- Kitchen
- Storeroom
- Balcony
- Separate toilet

### Level 2

- Clearance
- Two bedrooms
- Two shower rooms
- Balcony

## Summary

Property type:	Chalet
Bedrooms:	4
Bathrooms	1
Price	€842,000

## Key Information

Year Built:	2024
Internal Area:	120.46 sqm
Land Area:	0.03 ha

## Location: Auvergne-Rhône-Alpes



## Gallery



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**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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