

## Chalet Chalet Combes

108 Avenue de l'Aiguille du Midi  
74400 CHAMONIX MONT-BLANC

### Financial Information

Sale Price:	€1,095,000
Notaire Fees:	€77,300

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### Description

Bedrooms:	4
Bathrooms:	3
Habitable Area:	150m <sup>2</sup>
Total Area:	171m <sup>2</sup>
Land Area:	934m <sup>2</sup>
Cellar:	Yes

### Situation

This property is in Morzine Close to: Bus, Town centre, Movies, Shops, Day care, Primary school, Bus hub, Lake, Doctor, Park, Public parking, Public pool, Ski slope, Sport center, Supermarket & Tennis

### Building Description

Heating:	Fuel oil
Hot Water:	-
Facade:	Concrete



### Additional Information

Chalet Combes is a 4-bedroom, 3-bathroom property offering stunning south-facing mountain views. Located in an elevated, sunny area of Morzine, this traditional Alpine chalet is move-in ready and boasts ample living space, beautiful views, and well-maintained gardens.

- 4-bedroom, 3-bathroom chalet near Morzine centre
- Open-plan living area with woodburner
- Large plot with development potential (feasibility study available to build a second 200m<sup>2</sup> chalet)
- Stunning views from the terrace and gardens
- Walking distance to Morzine center

