

## Chalet Chalet Pins

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

### Financial Information

Sale Price:	<b>€1,125,000</b>
Notaire Fees:	<b>€79,400</b>
Taxe d'Habitation:	<b>€873</b>
Taxe Fonciere:	<b>€620</b>

France tel:	+33 (0) 4 80 96 50 01
UK tel:	+44 (0) 20 3773 5678
Fax:	+33 (0) 4 80 80 61 92
Email:	sales@mountain-base.com
Web:	mountain-base.com

### Description

Bedrooms:	<b>6</b>
Bathrooms:	<b>4</b>
Habitable Area:	<b>150m<sup>2</sup></b>
Total Area:	<b>150m<sup>2</sup></b>
Land Area:	<b>509m<sup>2</sup></b>
Terrace:	<b>Yes</b>
Garden:	<b>Yes</b>

### Situation

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

### Building Description

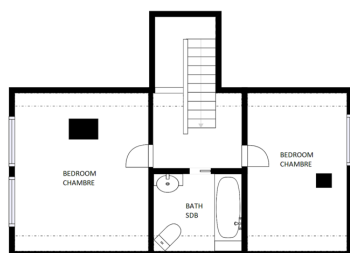
Heating:	<b>Fuel oil</b>
Hot Water:	<b>-</b>
Facade:	<b>Concrete</b>
Year of construction:	<b>1920</b>



### Additional Information

A characterful 6 bedroom chalet in the charming hamlet of les Udrezants, one of the oldest and most desirable sectors of Morzine. The hamlet is a 15 minute walk to the east of Morzine centre.

- A 6 bed, 4 bath traditional chalet in a sought-after hamlet close to Morzine centre
- Good sized terrace with fabulous views towards the Pleney slopes
- Gardens surrounding the property
- Double garage and storage cellar
- Independent 'mazo' used as a ski room



2nd FLOOR  
2e ETAGE



1st FLOOR  
1e ETAGE

