

## Chalet Ferme Des Udrezants

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

### Financial Information

|               |          |
|---------------|----------|
| Sale Price:   | €699,000 |
| Notaire Fees: | €53,700  |

|             |                         |
|-------------|-------------------------|
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### Description

|                 |                   |
|-----------------|-------------------|
| Bedrooms:       | 0                 |
| Habitable Area: | 216m <sup>2</sup> |
| Total Area:     | 249m <sup>2</sup> |
| Land Area:      | 477m <sup>2</sup> |

### Situation

|            |                                                                    |
|------------|--------------------------------------------------------------------|
| Proximity: | This property is in<br>Morzine Close to: Bus,<br>Shops & Ski slope |
|------------|--------------------------------------------------------------------|

### Building Description

|         |          |
|---------|----------|
| Facade: | Concrete |
|---------|----------|



### Additional Information

La Ferme des Udrezants is a semi-detached farmhouse with planning permission to renovate into a 216m<sup>2</sup>, 5-bedroom, 5-bathroom property. It is in the charming, historic hamlet of Udrezants, just to the east of Morzine town centre on the way towards Avoriaz.

- Semi-detached farmhouse renovation project
- Planning consent for 216m<sup>2</sup> of habitable space on a 477m<sup>2</sup> plot
- 5 ensuite bedrooms plus games room
- Wonderful, mountain views
- Walkable to Morzine centre with easy access to Avoriaz

