

LES HOUCHES

ref: levant du soleil

Chalet Levant du Soleil

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

Financial Information

Sale Price:	€1,950,000
Notaire Fees:	€145,900
Taxe d'Habitation:	€3,423
Taxe Fonciere:	€2,222

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:	5
Bathrooms:	2
Habitable Area:	160m ²
Total Area:	176m ²
Hot tub:	Yes

Situation

Proximity:	This property is in Les Houches Close to: Ski slope
View:	Mont Blanc views

Building Description

Heating:	Electric
Hot Water:	-
Year of construction:	2011



Additional Information

Chalet Levant du Soleil is a beautifully renovated four-bedroom chalet with a separate studio, set in a very sunny and peaceful position in the sought-after Coupeau area of Les Houches. Extending to approximately 194m², the turnkey property combines high-quality materials and tasteful interiors with exceptional views of the Mont Blanc massif, with three of France's tallest mountains directly in view. The chalet benefits from excellent natural light even on the shortest winter days, a rarity in the Chamonix Valley.

- Approximately 194m² of living space with four bedrooms, an office and separate studio
- Turnkey property, recently renovated using high-quality materials, with very good B/A energy ratings
- Exceptional 180-degree Mont Blanc views with sun from early morning to late evening
- Large sauna, outdoor hot tub, multiple terraces and garden

