

# ABONDANCE

ref: melezium 103

## Apartment Melezium 103

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

### Financial Information

Sale Price:	€435,000
Notaire Fees:	€9,300

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### Description

Bedrooms:	2
Bathrooms:	1
Habitable Area:	69.7m <sup>2</sup>
Total Area:	69.7m <sup>2</sup>
Terrace:	Yes
Cellar:	Yes

### Situation

This property is in Abondance Close to: Bus, Town centre, Proximity: Movies, Shops, Primary school, Doctor, Public parking, Ski slope & Supermarket



### Building Description

Floor:	First
Heating:	Gas
Hot Water:	-
Facade:	Concrete
Year of construction:	2025
Number of Floors:	3



### Additional Information

A small development in the Richebourg hamlet of Abondance, at the foot Mont Chauffé. Located at the entrance of La Chappelle d'Abondance, with a selection of restaurants and shops in the immediate vicinity, Mèlèzium is just under 2km from the village centre itself, right by the bus stop and only 2 minutes from the ice driving track.

- Le lot 103 est un appartement de 2 lits au premier étage avec un balcon double orienté sud-est avec vue sur les montagnes
- Quiet area with easy access to multiple resorts
- Competitively priced
- Quality construction exposed woodwork
- Reduced notary fees VAT on purchase

