AGENCE
MY HOME
in the Alps

Chalet Koala – Renovated Duplex Apartment

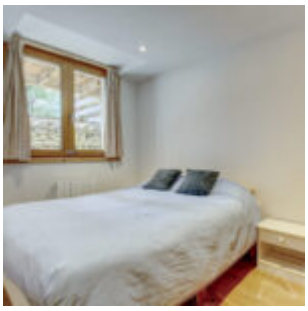
Price : 349 000€





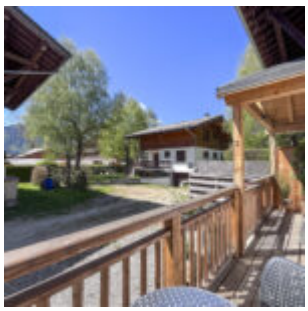

























This well-presented two-bedroom apartment is ideally positioned in a popular and peaceful area of Montriond, set slightly back from the road while remaining within easy reach of the village centre. The nearby free ski bus provides convenient access to the Ardent lift, making it quick and simple to reach the wider Portes du Soleil ski area, including Avoriaz.

The apartment has been thoughtfully renovated in recent years and is arranged over two levels, creating a practical and comfortable living space. The main entrance level features an open-plan living area with a modern kitchen fitted with contemporary appliances. French doors allow for plenty of natural light, and the south-west facing terrace is a great spot to enjoy afternoon and evening sunshine.

On the lower level, there are two bedrooms along with a bathroom, offering a quiet and separate sleeping area. Additional storage is provided by a utility cupboard with space for laundry appliances.

The property is sold ready for immediate use or rental. It also benefits from a private, secure garage-an increasingly valuable feature in this area. With the apartment is a balcony but there is also a large communal garden shared between the 4 apartments.

Montriond continues to grow in popularity thanks to its proximity to Morzine, with both villages easily connected by foot or via the regular free bus service. With local shops, restaurants, and amenities just a short walk away, this apartment is well suited as a holiday base, rental investment, or first-time purchase in the Alps.
Fees to be paid by the seller. In a condominium of 12 lots. No ongoing proceedings. Energy class D, Climate class B Estimated average amount of annual energy expenditure for standard use, based on the year’s energy prices 2021: between 880.00 and 1240.00 €. Information on the risks to which this property is exposed is available on the Geohazards website: georisques.gouv.fr.

Beadrooms :2
Bathrooms :1
Surface area (m2) :44.00
Heart of Montriond
Garage
Price :349 000€

PRESENTATION OF THE PROPERTY

Price :349 000
Charges mensuelles :0.00
Situation :Montriond
Non meublé
Year of construction :1970
Type of heating :Chauffage au individuel électrique

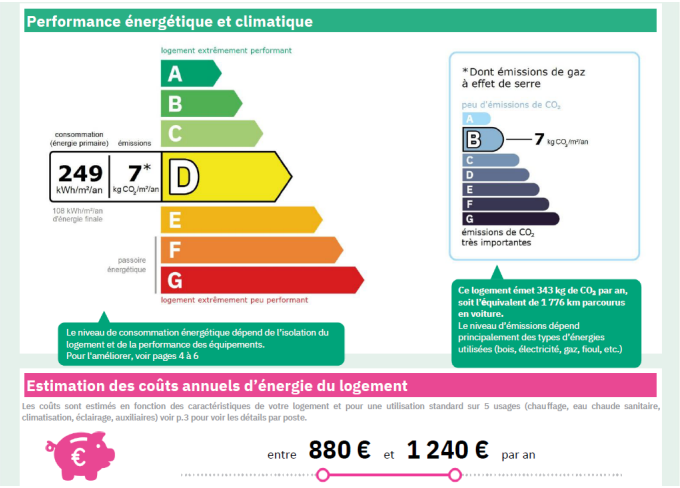
PARTS

Number of main parts :3
Beadrooms :2
Bathrooms :1

MOVE

Covered parking spots :1
Parking spaces :1

LES PERFORMANCES ÉNERGÉTIQUES



MY HOME IN THE ALPS

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