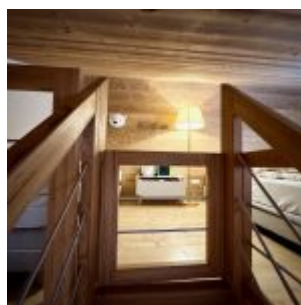
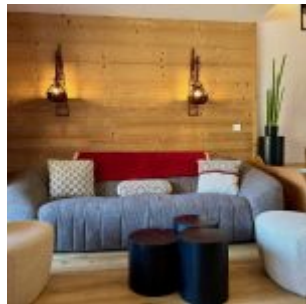




AGENCE  
MY HOME  
in the Alps

# Stunning duplex

Price : 365 000€





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## **RENOVATED APARTMENT IN THE HEART OF LA GRANDE TERCHE**

Discover this stunning recently renovated apartment, ideally located in the heart of the La Grande Terche ski resort, just 50 meters from the ski gondola.

This cozy apartment has been carefully renovated using high-quality materials and elegant finishes. It offers the perfect setting for family or group holidays. With its 3 double bedrooms and spacious mezzanine, the apartment comfortably accommodates 12 to 14 people.

**FLOOR AREA:** 92m<sup>2</sup>

**LOI CARREZ:** 62.69m<sup>2</sup>

### **LAYOUT:**

- **3RD FLOOR (NO LIFT):** A large open-plan kitchen, a spacious living room with access to the balcony through glass doors, offering unobstructed views. There is also storage space under the stairs.
- **UPPER LEVEL:** 2 double bedrooms, a bathroom, a landing, and a large master bedroom with an en-suite bathroom.
- **TOP LEVEL:** A large mezzanine, perfect for hosting guests or children.
- **STORAGE SPACE:** A large cellar, ideal for storing bikes or other sports equipment.
- **HEATED INDOOR POOL**

### **LOCATION:**

- Close to shops, bars, and restaurants in the La Grande Turche ski resort and the village of Saint-Jean-d'Aulps.
- Only a 15-minute drive to Morzine and Avoriaz, and 20 minutes to Les Gets, offering a variety of skiing options.
- Near Thonon-les-Bains and Geneva, providing convenient and diverse access.

Don't miss this unique opportunity to own an exceptional apartment. Contact us today to arrange a viewing.

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Bedrooms :3  
Bathrooms :2  
Surface area (m2) :92.00  
Recent renovation  
Spacious  
Price :365 000€

## PRESENTATION OF THE PROPERTY

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Price :365 000  
Charges mensuelles :308  
Situation :Saint-Jean-d'Aulps  
Exposure :Nord-Est  
People :12-14  
Meublé  
Year of construction :1979  
Type of heating :Chauffage au électrique

## PARTS

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Number of main parts :4  
Bedrooms :3  
Bathrooms :2  
WC dans salle de bain(s) :3

## MOVE

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Parking spaces :Communal parking  
Distance of the city centre :1km  
Distance of the Slopes :50m  
Distance to the ski shuttle :50m

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### MY HOME IN THE ALPS

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