

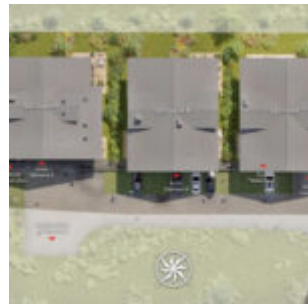


AGENCE  
MY HOME  
in the Alps

## Grand T2

Price : 444 000€

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LE KAIRN: Building B: B001

GROUND FLOOR

Facing north-west

54.01m<sup>2</sup> living area, 13m<sup>2</sup> terrace

Includes a cellar, a secure underground parking space and a space in the communal bike room. Charging stations for electric cars and bicycles are provided.

North-west facing apartment with lots of sun and mountain views plus large 13m<sup>2</sup> terrace.

Le Kairn is a new project in a highly sought-after area of Montriond, on the flat, sunny side with excellent access to Ardent and Lake Montriond by free bus. There will be a total of 31 apartments in 3 buildings. This apartment is particularly popular as there are only 2 T2s in the program.

Delivery of the apartments is scheduled for the end of 2026. Notary fees are reduced to around 2% of the purchase price, and it is possible to reclaim 20% VAT.

Because of its location, the surface area of the apartment and all the added extras, the use of the

apartment is adaptable, and it would make a fantastic rental investment, a second home or even a principal residence.

For more information on the construction and other buying opportunities in this program, please send us an inquiry.

In a condominium of 31 lots. No ongoing proceedings. Not subject to DPE. Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](http://georisques.gouv.fr).

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Bedrooms :1  
Bathrooms :1  
Surface area (m2) :54.01  
Price :444 000€

## PRESENTATION OF THE PROPERTY

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Price :444 000  
Charges mensuelles :0.00  
Situation :Montriond  
Year of construction :2026  
Type of heating :Chauffage au collectif

## PARTS

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Number of main parts :2  
Bedrooms :1  
Bathrooms :1

## MOVE

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Covered parking spots :1

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### MY HOME IN THE ALPS



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