



MY HOME  
IN THE ALPS

# Appartements neufs, haut standing

Price : 707 000€

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LE KAIRN: Building A: A002

GROUND FLOOR

South-east facing

Living area 82.38m<sup>2</sup>, Terrace 30.81m<sup>2</sup>.

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

Southeast-facing apartment with lots of sun and mountain views plus large 30.81m<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 it has 3 bedrooms on the ground floor. It will be very bright, especially in the morning.

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.

Due to its location, the size of the apartment and all the added extras, the use of the apartment is adaptable, and it would make a fantastic rental investment, second home or even primary residence.

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

Fees to be paid by the seller. In a condominium of 31 lots. No ongoing proceedings. DPE in progress. Information on the risks to which this property is exposed is available on the Geohazards

website: [georisques.gouv.fr](http://georisques.gouv.fr). This property is offered to you by a commercial agent.

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Beadrooms :3  
Bathrooms :1  
Surface area (m2) :82  
Appartements neuf  
Possibilité de récupérer le TVA  
Price :707 000€

## PRESENTATION OF THE PROPERTY

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Price :707 000  
Charges mensuelles :0.00  
Situation :Montriond  
Exposure :Sud, Est  
Year of construction :2026  
Type of heating :Chauffage au collectif

## PARTS

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Number of main parts :4  
Beadrooms :3  
Bathrooms :1  
Shower(s) :1  
WC dans salle de bain(s) :2  
Private WC :1

## MOVE

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Covered parking spots :1  
Parking spaces :2

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