

Brand new, incredibly high end 7 bedroom ski chalet for sale, part of a luxury development - 3 Valleys.



## INFORMATION

Town:	LES MENUIRES
Department:	Savoie
Bed:	7
Bath:	6
Floor:	253 m2
Plot Size:	0 m2



## IN BRIEF

This new ski-in/ski-out development, called "Les Granges by Caseblanche", will comprise a collection of top-of-the-range detached and semi-detached chalets. The chalet of more than 250sqm will benefit from 7 bedrooms and be spread out onto 3 levels. Finished to a high standard and impeccably designed, these chalets will be ideal mountain properties. Located in Le Lavassay, these chalets offer a quiet location in an authentic village in the Vallée des Belleville, close to the popular resort of Les Menuires and the world's largest ski area, Les 3 Vallées.

An investment opportunity not to be missed.

## ENERGY - DPE

DPE not required.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

## DESCRIPTION

### Chalet II

This spacious 253 m<sup>2</sup> chalet will comprise, on the lower level, 3 bedrooms between 9 to 16sqm each with en-suite bathrooms, a laundry room, a sauna, a relaxation area and a ski room. On the ground floor are the main entrance to the chalet and the garage, plus 4 further bedrooms (9sqm to 14sqm), two of which have en suite bathrooms, a shower room and a separate WC. Finally, on the upper level you will find a generous living area of over 70m<sup>2</sup> with kitchen and lounge, with access to a lovely west-facing terrace offering magnificent uninterrupted views of the mountains. The chalet will be finished to a very high standard with a mix of contemporary and traditional elements.

Each chalet will have a fireplace, a sauna and a ski room.

## LOCAL TAXES

Taxe habitation: EUR

## NOTES

Le Lavassay is a picturesque village, offering a quiet location and spectacular mountain views. It is ideally situated in the Vallée des Belleville, just 1 km from the popular resort of Les Menuires and therefore close to the shops, restaurants, bars and lifts of the 3 Vallées ski area. In summer the village is also perfect for enjoying the activities on offer and the mountain sunshine!

VAT can be reclaimed, contact us for more information.

Delivery due December 2025

You can view the other available chalets of the project on the following links

For more information on this property please do not hesitate to contact us.

Please see my portfolio for all our ski properties in...