

Detached property featuring eight well-appointed, one-bedroom rental apartments, large garden & 10 parkings



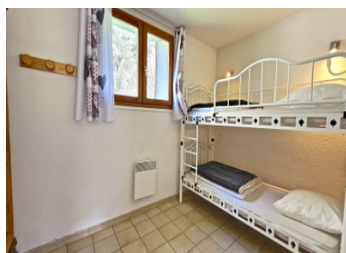
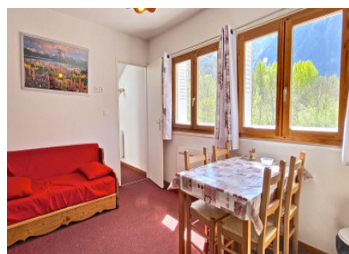
## INFORMATION

Town:	Le Bourg-d'Oisans
Department:	Isère
Bed:	8
Bath:	8
Floor:	175 m2
Plot Size:	1400 m2

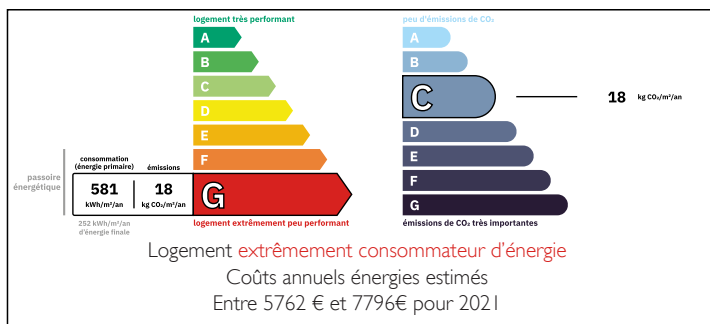
## IN BRIEF

This splendid abode features eight one-bedroom apartments, and is strategically nestled for venturing into the grand Alpine passes or relishing leisurely mountain biking or strolls along the Romanche riverbanks. This property is perfectly suited as a base for cycling clubs, ski clubs, or outdoor groups, thanks to its close proximity to major cycling routes, ski resorts, and the breathtaking landscapes of the Ecrins National Park, including the renowned ski stations of Alpe d'Huez and Les Deux Alpes.

Nestled within a large garden, the property offers stunning mountain views, creating an idyllic backdrop. For added convenience, there are secure lockers for bicycles and equipment, ensuring peace of mind during your adventures. The property is ideally located just 5km away from the iconic Tour De France 21 bend road climb leading up to Alpe d'Huez, promising an unforgettable experience for...



## ENERGY - DPE



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

The property is split into two separate blocks, A & B and both are almost an identical mirror image of the other. Each apartment is fully equipped with a kitchenette, sitting room separate bedroom and bathroom.

Block A comprises on the ground floor ; an entrance hall, 4 individual lockers, (one for each apartment) and a technical room housing the hot water tanks. The second floor comprises two apartments one with its own separate outside entrance. The third floor comprises another two one -bedroom apartments. Each of the apartments has lovely views towards the mountains.

Block B comprises on the ground floor; an entrance hall, 4 individual lockers, (one for each apartment) and a technical room housing the hot water tanks. The second floor comprises two apartments one with its own separate outside entrance. The third floor comprises another two one -bedroom apartments. Each of the apartments again have lovely views towards the mountains.

The total surface area of the plot is 1400m2 offering plenty of garden space for outside activities and private parking for 10 vehicles.

With its impressive rental history and strong reputation among cyclists and skiers, the property is not only well-established but also versatile in its offerings. In addition to catering to cycling and skiing enthusiasts, it can also provide accommodation for groups of temporary workers or youth organizations seeking outdoor activity programs in the area.

The one-bedroom apartments could be rented on a weekly or seasonal basis, providing flexibility to...

## LOCAL TAXES

Taxe habitation: EUR

## NOTES