

Studio apartment with bunk-bed area overlooking the ski lift. Easy access to the Grand Massif ski area +garage



EXCLUSIVE

## INFORMATION

Town:	Morillon
Department:	Haute-Savoie
Bed:	0
Bath:	1
Floor:	18 m2
Outside Space:	4 m2

## IN BRIEF

If you are looking for a bolt-hole in the Alps, with easy access to the large Grand Massif ski area, this delightful studio apartment is ideal.

The apartment is located in the Edelweiss residence, opposite the gondola which takes you up to Morillon Les Esserts. Morillon village and Morillon Les Esserts are family-friendly resorts with year-round appeal.

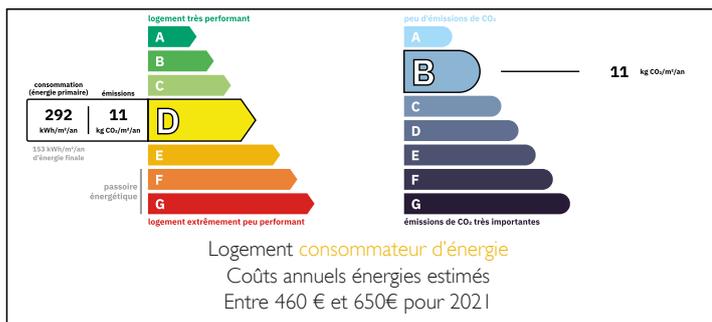
Located on the second floor, the apartment has 20 sq metres of living space.

### Summary

- Entrance area, bathroom and separate wc
- Bunk bed area
- Lounge with clic clac sofa bed, kitchen/dining area leading to west-facing balcony.
- Underground private parking space, large cave and ski locker



## ENERGY - DPE



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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.

- Facade renewed and repainted in 2021

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## DESCRIPTION

The apartment is located in Morillon which is a traditional village and ski resort and part of the Grand Massif ski domain with 265km of pistes. The domain consists of Samoens, Les Carroz, Flaine and of course Morillon. With a top station of 2500 metres and mostly north-facing slopes, this is one of the Haute-Savoie's most snow-sure ski resorts.

Morillon centre – 350 m

Lac Bleu – with all its amenities – 800 m

Samoens – 4 km

Geneva – 50 km

### Highlights

- Great location, overlooking the telecabine
- Good-sized balcony facing west
- Excellent multi-season rental potential
- Bars and restaurants nearby
- Short walk to Lac Bleu
- Parking in the garage is very accessible

The Giffre valley is just as popular in summer with numerous activities and festivals. Check out the Morillon and Samoens tourist sites for more details. Increasingly, the valley is becoming a year-round destination.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## LOCAL TAXES

Taxe foncière: **280 EUR**

Taxe habitation: **EUR**

## NOTES