

Beautiful character adjacent barns with land for sale in La Flachère, Three Valleys

EXCLUSIVE



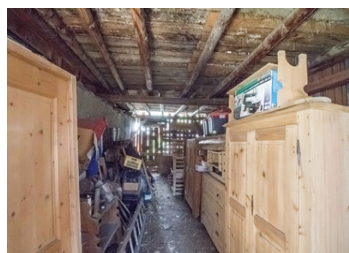
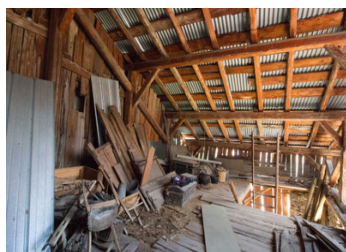
## INFORMATION

Town:	Saint-Jean-de-Belleville
Department:	Savoie
Bed:	0
Bath:	0
Floor:	220 m2
Plot Size:	200 m2

## IN BRIEF

Explore this exceptional renovation opportunity situated in the traditional mountain hamlet of La Flachère : two adjoining barns with a combined potential of approximately 180m<sup>2</sup> of living space. The property includes several plots of land, totaling over 370m<sup>2</sup>.

Ideal for creating your perfect mountain retreat only 10km from Saint Martin de Belleville.



## 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.



## LOCAL TAXES

Taxe habitation: EUR

## NOTES

## DESCRIPTION

This rare offering comprises two adjacent barns awaiting transformation. This expansive property is situated on multiple parcels with a total area of 379m<sup>2</sup>.

- Barn 1: Spread across three levels, it includes a vaulted stable of approximately 48m<sup>2</sup> on the ground floor, and two upper levels measuring 55m<sup>2</sup> and 65m<sup>2</sup> respectively.
- Barn 2: Features a vaulted cellar of approximately 19m<sup>2</sup>, with two additional levels of around 20m<sup>2</sup> each.

This project offers endless potential for creating a unique home or mountain retreat in a traditional and tranquil setting. With a total renovation area of approximately 180m<sup>2</sup> and the inclusion of surrounding land, the property is ideal for those looking for a blank canvas to create their dream property or invest in a high-value renovation project. Don't miss out on this unique opportunity!

Situated at the gateway to the Belleville Valley, the charming hamlet of La Flachère offers an authentic alpine escape. This peaceful village provides a serene retreat while being just moments from the bustling ski resorts of Saint Martin de Belleville and Les Menuires. Here, you can experience the perfect harmony of tranquility and adventure, with the ski lifts to the expansive, world-renowned Three Valleys area just minutes away.

For more information on our ski properties, please do not hesitate to contact me

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