

Ref: A38145DC73

Price: 320 000 EUR

agency fees to be paid by the seller

#### 4 bedroom duplex apartment with terrace and 2 balconies, just a short drive to Peisey, Les Arcs







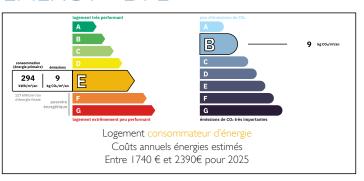








## **ENERGY - DPE**



# INFORMATION

Town: Peisey-Nancroix

Department: Savoie

Bed: 4

Bath: 4

Floor: 77 m<sup>2</sup>

Outside Space: 20 m2

## IN BRIEF

Well, 4 bedroom apartments are like hen's teeth, which makes this very interesting family accommodation in the mountains.

This duplex apartment is to be found just off the road up to Peisey-Vallandry in the

Domaine de la Vanoise development that dates from 2017 and is just an approx 5 minute drive to Peisey village with the LONZAGNE open air gondola lift to Plan Peisey and the Vanoise Express cable car to access all of Peisey-Vallandry, Les Arcs, La Plagne, PARADISKI.

With 77m2 of habitable space over 2 floors, 4 en suite bathrooms, a terrace and two balconies, this is a great family base in the mountains for both winter and summer use.

There is exterior parking private for the residence.

#### Peisey-Vallandry, Les Arcs, La Plagne make up

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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.



LEGGETT

IMMOBILIER INTERNATIONAL

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## LOCAL TAXES

Taxe foncière: 870 EUR

Taxe habitation: EUR

# **NOTES**

# DESCRIPTION

Access to the apartment is via an external staircase that leads to the I st floor terrace and main entrance.

The accommodation on this level comprises:

Entrance hallway with access to one of the balconies.

Separate WC

To the right, Bedroom I; a double/twin room with en suite shower room.

Through to a large , comfortable living /dining area with open plan fitted kitchen and access to both balconies

A steep staircase leads to the lower level where you will find:

Lobby area with washing machine.

Separate WC

Bedroom 2;  $2 \times$  bunk beds with en suite shower room.

Bedroom 3: double/twin room with en suite shower room and access to the outside.

Bedroom 4: A BIG double/twin room with amazing large shower area and access to outside.

There is private external parking for the residence though individual spaces have not been marked out.

A short drive brings you to Peisey village for access to the slopes whilst a little further on is the Rosuel valley with cross country skiing as well as the ski villages of Vallandry and Plan Peisey

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