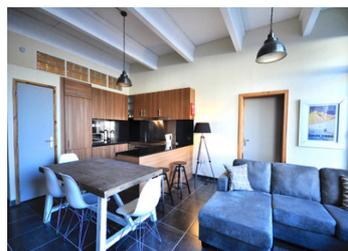


Large ski apartment, sleeps 6, for sale in Serre Chevalier just a short distance from the ski lifts

EXCLUSIVE



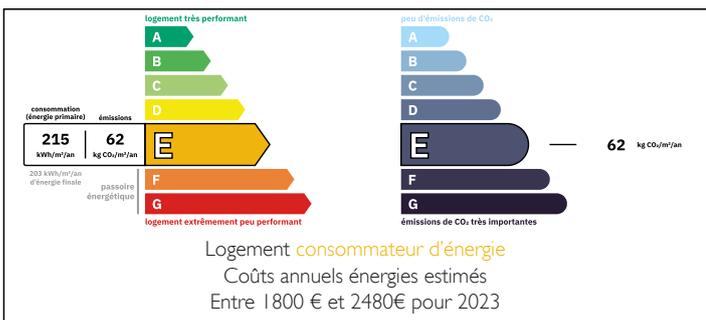
INFORMATION

Town:	La Salle-les-Alpes
Department:	Hautes-Alpes
Bed:	3
Bath:	1
Floor:	64 m2
Plot Size:	0 m2

IN BRIEF

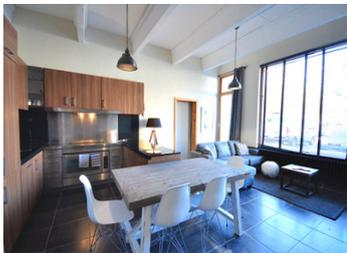
Fully equipped ski property close to lifts for sale in Serre Chevalier

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 Apartment...

Located in a peaceful residential neighbourhood just a short distance from the ski lifts, this generous apartment offers an excellent opportunity for both investment and personal enjoyment in the mountains.

The property was refurbished several years ago with holiday rentals in mind and continues to perform well financially. Formerly part of a hotel complex, it has been successfully redesigned to create a comfortable and functional living space. The main living area stands out for its volume, with high ceilings and a wide picture window that brings in abundant daylight and enhances the sense of space.

The open-plan kitchen is fully installed and equipped, and the apartment may be sold fully furnished, allowing a seamless transition for immediate rental use. The principal bedroom benefits from natural light via glass block features, while the two additional sleeping areas are arranged in a "coin montagne" configuration without windows — a factor that has been carefully considered in the pricing.

The apartment is one of only four units operating under a résidence hôtelière status. Continued rental activity must therefore be demonstrated, though the owner is free to use the property personally without restriction. Further practical advantages include access to a reception area and private ski lockers, adding convenience and appeal for guests and owners alike.

Quietly positioned yet close to the slopes, this property combines calm surroundings with easy access to skiing and resort facilities.

Co-owned building of 50 units
Provisional annual charges: 3700€

LOCAL TAXES

Taxe habitation: EUR

NOTES