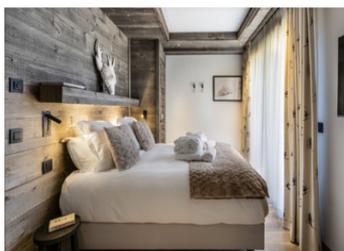


## PENTHOUSE New Build Apartment 173m , 5 bedrooms, Ski in Ski Out in High Altitude Tignes



## INFORMATION

Town:	Tignes
Department:	Savoie
Bed:	5
Bath:	5
Floor:	173 m2
Outside Space:	28 m2



## ENERGY - DPE

DPE not required.

## IN BRIEF

This Exclusive Penthouse New Build apartment will offer Magnificent Southerly Views towards the Grand Motte Glacier in Tignes from its South facing balcony.

An impressive 173m<sup>2</sup> of living space, featuring 5 bedrooms to sleep 10 people and therefore offering a strong rental potential.

Included is a personalised ski locker, a storage cave and private secure underground parking. The price also includes a bespoke furniture pack.

Benefiting from access to the Luxury Spa Facilities : Wellness Centre, Fitness Room, indoor heated Swimming Pool, Sauna, Steam room and Jacuzzi.

The Brand New Ski In Ski Out Development, in the High Altitude, Snow Sure Ski resort of Tignes offers a range of apartments from 1 to 5 bedrooms. The

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 Ski area of Tignes linked to Val d'Isère presents over 300km of pistes and exceptional Off-Piste from Tignes Les Brévières, at 1550m right up to the Grande Motte glacier at over 3456m altitude, therefore snow sure.

With some of the world's best Skiing and Snowboarding, Tignes also showcases remarkable supplementary activities such as Ice Diving, Paragliding, ski bungee or even take a flight in an ultralight aircraft to get a birds eye view of the resort. Many kids activities are offered including a Dog Sled ride across the frozen lake, tobogganing or Snowtubing.

In summer, Tignes is one of the most developed mountain playgrounds in the French Alps with phenomenal mountain biking – routes to match all abilities, golf (the highest course in Europe at 2100m altitude), Tennis, Soccer, Beach Volleyball, Archery and trampolining. Tignes Le Lac features Water Sport activities such as Stand-up paddleboarding, Pedal 'Eau Boating and Giant "Accro Land" Water Slide Jumps (not for the faint hearted).

This Luxurious Penthouse apartment will be on the 5th floor or the Mira residence and consists of:

Entrance = 15.45 m<sup>2</sup>

Living Room & Kitchen = 64.3 m<sup>2</sup>

Bedroom 1 = 15.3 m<sup>2</sup>

Bedroom 2 = 10.6 m<sup>2</sup>

Bedroom 3 = 13.5 m<sup>2</sup>

Bedroom 4 = 17.45 m<sup>2</sup>

Bedroom 5 = 11.6 m<sup>2</sup>

Bathroom 1 = 5.4 m<sup>2</sup>

Bathroom 2 = 3.95 m<sup>2</sup>

Bathroom 3 = 4.35 m<sup>2</sup>

Bathroom 4 = 5.55 m<sup>2</sup>

Bathroom 5 = 3.2 m<sup>2</sup>

## LOCAL TAXES

Taxe habitation: EUR

## NOTES