

Stunning 5-Bedroom lakeview chalet. A fabulous fusion of glass, wood and steel. Quiet location close to ski.

EXCLUSIVE



INFORMATION

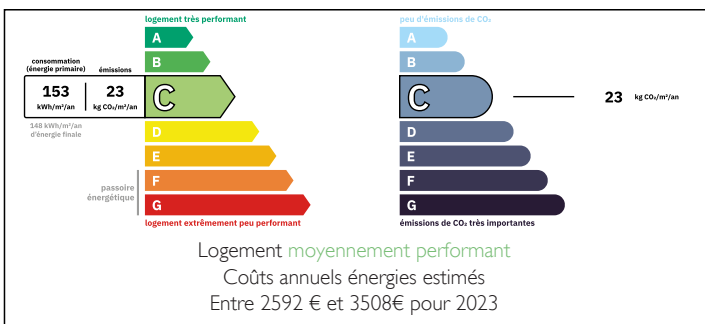
Town:	Vaujany
Department:	Isère
Bed:	5
Bath:	3
Floor:	182 m ²
Plot Size:	700 m ²

IN BRIEF

This unique chalet was built to the highest standards by the current owners in 2009, using as many locally sourced materials as possible. Set in a calm and peaceful location, this 158 m² chalet combines elegance and modern comfort, ideal for family and friends looking for rest and relaxation.

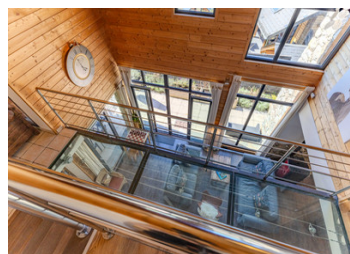
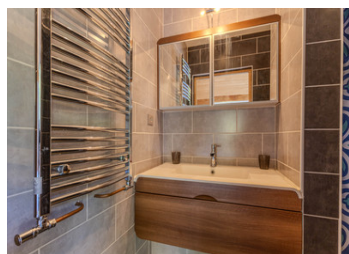
The chalet sits at the foot of the famous cycling route of the TDF, the Col De Glandon. Much of the stone cladding was sourced from around this area with special permission given from the local Mairie. Keen cyclists will appreciate this homage to generations of cyclists that have peddled this famous road climb starting from this very spot. The view from the chalet across Lake Verney is absolutely stunning and in summer there are a variety of water sports activities provided as well as an excellent little...

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.



LOCAL TAXES

Taxe foncière: 2710 EUR

Taxe habitation: 963 EUR

NOTES

DESCRIPTION

Access to the massive Alpe d'Huez ski area is only a short 4km drive to the nearest gondola in Allemond. If you prefer, you can also access this area via the cable car located in the center of the beautiful alpine village of Vaujany. Vaujany village is one of the richest communes in France and has invested in fabulous amenities for families with children including a world class ice rink and watersports center.

On the ground floor level, the chalet comprises a large open plan living space of cathedral proportions with a glass and steel walkway leading to the master bedroom. At one end we have a modern kitchen dining area and at the other end a more cosy-corner.

High windows and doors open onto the stone terrace and outdoor dining area. The architectural design has maximized the use of space and light creating a very bright and airy living area. At the center of the room there is a large pellet-burner. Combined with the underfloor gas central heating, this ensures maximum comfort and soft inviting warmth during the winter months.

An oak stairway leads up to the levels above. On the first half level we find two twin bedrooms, WC, and bathroom with corner bath and double washbasins.

On the next level we find the wonderful glass and steel walkway leading across the main living area to the master bedroom with ensuite shower room and wc.

Next level up we find the...