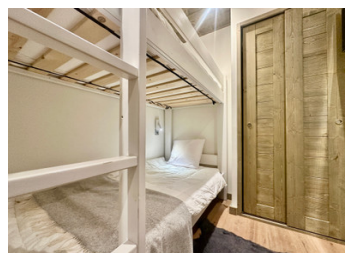


Ski apartment 40m2, double bedroom, bunk room, balcony, garage, storage, near the heart of Courchevel Moriond



INFORMATION

Town:	Courchevel
Department:	Savoie
Bed:	1
Bath:	1
Floor:	40 m2
Outside Space:	11 m2



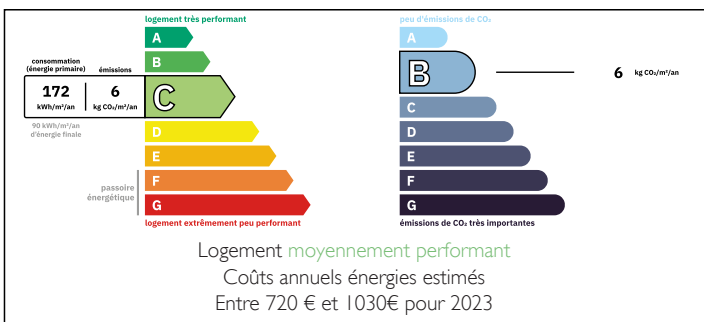
IN BRIEF

This 40 m² ski apartment enjoys a prime location in Courchevel Moriond, just metres from the escalator providing easy access to the shops, restaurants and ski lifts, as well as Aquamotion sports complex.

The apartment comprises a generous entrance hall, a double bedroom (11.4m²) opening onto the balcony, a bunk bedroom, a shower room, and a bright open-plan living area (16.75m²). The living space includes a comfortable sitting area with a double sofa bed, a dining area and a well-equipped kitchen, all leading onto the balcony with lovely mountain views. The property is sold fully furnished and includes a garage space and a large storage room (approximately 15 m²). There is also private use of a ski locker with boot warmers in a shared ski room.

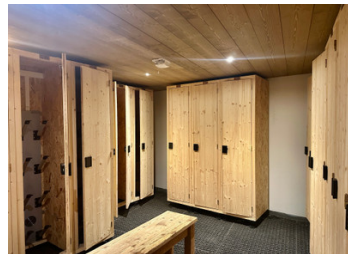
This is an excellent rental investment, currently fully managed by a local agency, while...

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

This attractive 40 m² ski apartment enjoys a prime location in the heart of Courchevel Moriond (1650), just metres from the escalator providing effortless access to the village centre, with its bars, restaurants and shops, as well as the main ski lifts and the Aquamotion sports and wellness complex.

The apartment comprises a generous entrance hall, a double bedroom (11.4 m²) opening directly onto the balcony, a bunk bedroom, a shower room, and a bright open-plan living area (16.75 m²). The living space includes a comfortable sitting area with a double sofa bed, a dining area and a well-equipped kitchen, all leading onto an 11 m² balcony with lovely open mountain views.

The property is sold fully furnished and benefits from a garage space and a large storage room of approximately 15 m². There is also private use of a ski locker with boot warmers in a shared ski room.

This is an excellent rental investment, currently fully managed by a local agency, while still allowing the owners personal use. The apartment was acquired under a VAT reclaim scheme, with approximately 9 years remaining on the rental obligation — further details available on request.

Courchevel Moriond is renowned for its sunny aspect, wide slopes and excellent accessibility within the world-famous 3 Valleys ski area, the largest interconnected ski domain in the world, offering over 600 km of pistes. The resort combines high-altitude skiing with a relaxed village atmosphere, making it particularly popular with families and international buyers alike.

The...

LOCAL TAXES

Taxe foncière: 561 EUR

Taxe habitation: EUR

NOTES