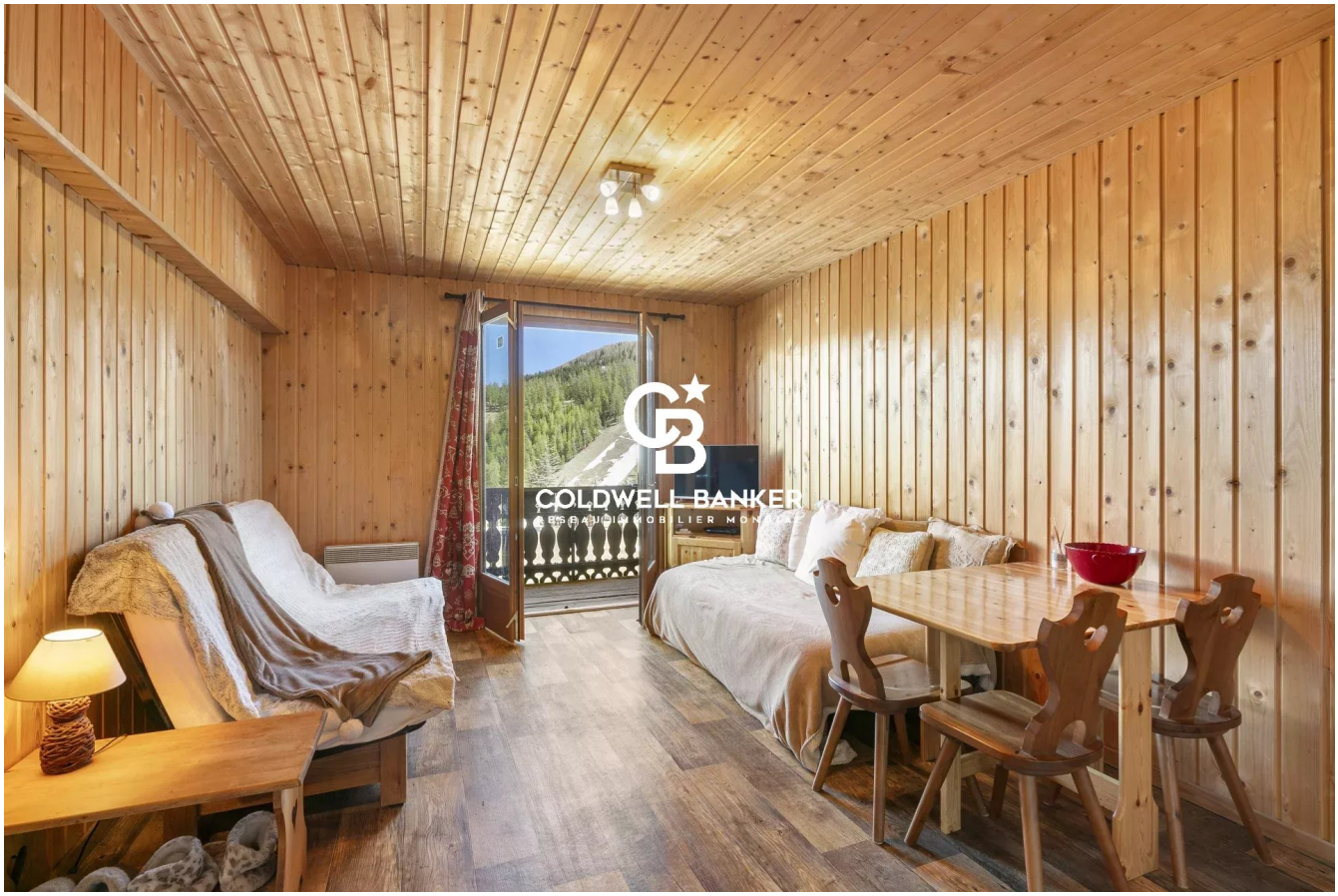
COLDWELL BANKER
EUROPA REALTY

Apartment Saint-Dalmas-le-Selvage 39 m²



SALE PRICE : 350 000 €

EMAIL : STANDINGREALTY@COLDWELLBANKER.FR

EXCLUSIVITY

11 rue Chauvain
France, 06000, Nice

PHONE : +33493852932
standingrealty@coldwellbanker.fr

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DESCRIPTION

In the heart of the Auron resort, in the municipality of Saint-Étienne-de-Tinée, discover this 2-room apartment benefiting from a rare and highly sought-after location directly on the ski slopes, offering exceptional panoramic views over the mountains and the ski area.
Located on the 1st floor of a residence, this apartment of 39.44 m² stands out for its harmonious and functional layout, ideal for fully enjoying the mountain lifestyle.
It comprises a bright living room of 19.69 m², providing a warm and welcoming living space, a comfortable bedroom of 10.81 m², as well as a bathroom, separate toilet, hallway and storage areas, optimizing every space.
Its location is a true privilege: immediate access to the slopes allows you to fully enjoy the Auron ski area with exceptional comfort, offering a genuine “ski-in/ski-out” experience. The resort centre, shops, restaurants and entertainment are also easily accessible, providing the perfect balance between the convenience of the resort and a peaceful environment.
During the summer season, the apartment benefits from a privileged natural setting, ideal for hiking, walking, mountain biking and discovering the Alpine landscapes in a preserved and rejuvenating environment.
A rare property combining all the key features of a quality mountain residence: a direct location on the ski slopes, exceptional views, privileged access to activities and a unique natural setting throughout the year. Ideal as a second home, family mountain retreat or a property investment opportunity in one of the most appreciated resorts in the Southern Alps.
Agency fees included and payable by the seller.
Information regarding the risks to which this property is exposed is available on the Géorisques website: georisques.gouv.fr

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FEATURES

Property type:	Apartment	Area:	39.44 m²	Number of rooms:	2 rooms
Number of bedrooms:	1 bedroom				

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ENERGY PERFORMANCE DIAGNOSIS

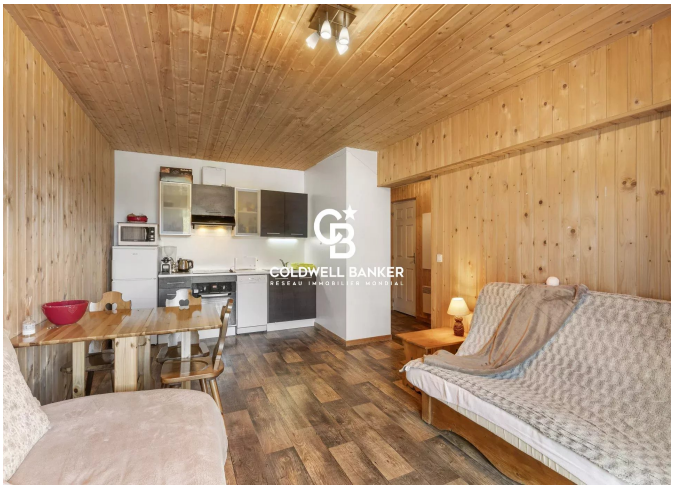
Energy performance diagnosis (EPD): C 159

Greenhouse gas emissions (GHG) index: A 5

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