

Appartement Megève 64 m²



PRIX DE VENTE : 790 000 €

EMAIL : LIMO@COLDWELLBANKER.FR

DESCRIPTION

MEGEVE - ROCHEBRUNE

Located in a quiet, rural neighbourhood of Megève, this magnificent two-bedroom flat of 64.38 m² (Carrez area) on the ground floor (with a 29.00 m² terrace), fully renovated to a high standard, enjoys excellent sunlight all year round thanks to its south-south-west facing position.

There is an unobstructed 180° view of the Rochebrune massif, Mont Charvin and the Monts du Villards. A “ski bus” stop, situated at the foot of the residence, allows you to easily reach the ski area (Rochebrune cable car departure point) and the village centre.

It comprises: an entrance hall with cupboard, a separate toilet, a bedroom with en-suite bathroom, a bedroom with en-suite shower room, and a large living-dining room with open-plan kitchen opening onto the terrace and garden.

It is sold with a garage, two cellars and two ski lockers.

The service charges of €280 per month include: building insurance, property management fees, building maintenance (grounds, snow clearance, etc.), hot and cold water consumption, and frost protection.

Translated with DeepL.com (free version)

CARACTÉRISTIQUES

Type de bien :	Appartement	Surface :	64.38 m ²	Nombre de lots :	47
Taxe foncière :	€1.00	NB de pièces :	3 rooms	NB de chambres :	2 bedrooms

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

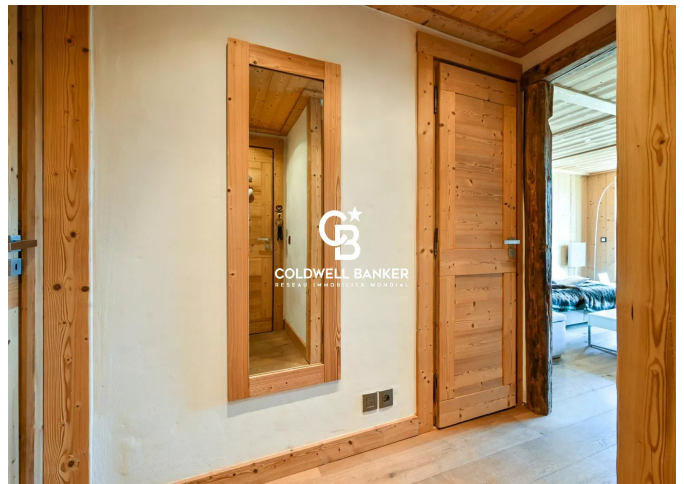
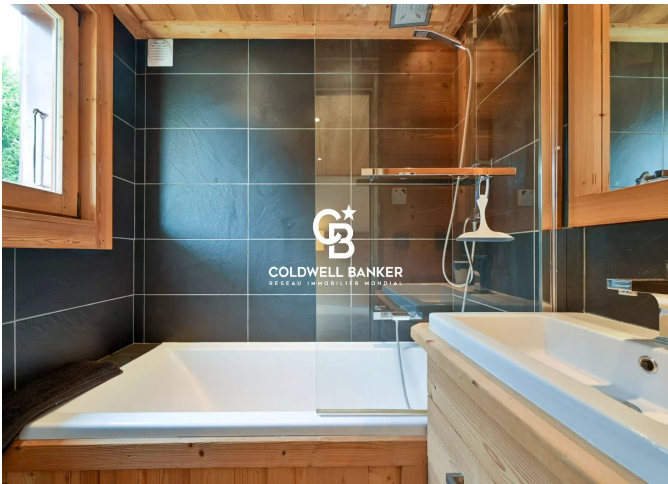
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : D 239

Indice d'émission de gaz à effet de serre (GES) : B 9



COLDWELL BANKER
EUROPA REALTY



45 Rue de la Republique
France, 74700, Sallanches



limo@coldwellbanker.fr