



GREAT BUSINESS OPPORTUNITY - INVEST IN A
UNIQUE COMPLEX OF A CHALET, A SHOP AND
APARTMENTS - THREE VALLEYS

GREAT BUSINESS
OPPORTUNITY - INVEST IN
A UNIQUE COMPLEX OF A
CHALET, A SHOP AND
APARTMENTS - THREE V...



PROPERTY FACT FILE	
REFERENCE	A16060
PRICE	€ 6,316,000 £ 5,402,580* <small>*agency fees to be paid by the seller</small>
BEDROOM	22
BATHROOM	17
ACCOMMODATION	1100 m ²
LAND	0 m ²
TOWN	Saint-Martin-de-Belleville
DEPARTMENT	Savoie
LOCATION	Ski
TYPE	Maison de Vacances
CONDITION	Good condition
FEATURES	Private parking, Detached, Mountain view
<small>*Price based on current exchange rate which is subject to change</small>	





GREAT BUSINESS
OPPORTUNITY - INVEST
IN A UNIQUE COMPLEX
OF A CHALET, A SHOP
AND APARTMENTS -
THREE V...

Ref : A16060

Located in the traditional mountain village of Le Bettex, this impressive complex comprises of 3 entities is just 200m from the Bettex chairlift allowing access to the extensive 3 Valleys ski area.

The complex is made of :

A chalet of approximately 220sqm

DESCRIPTIF

The first is a spacious chalet, built using local stone and wood, in keeping with the traditional architecture within this authentic mountain village. The chalet is split across three floors. As you enter the chalet on the first floor, you will find a dining area down the hallway to your left, a spacious lounge area to your right and a kitchen. The second and third floors each feature 4 spacious en-suite bedrooms.

The second entity is a commercial space on the ground floor (currently run as a ski shop; an already established business with a proven track record) in a prime central village location.

The space also offers an additional apartment on the ground floor!

The third unit is split into 5 apartments:

The first two apartments feature 3 bedrooms and 2 bathrooms across 85m² and can sleep up to 8 people.

Two of the apartments have 2 bedrooms and 1 bathroom across 45m² and can sleep up to 6 guests.

And the fifth and final apartment within the unit boasts 3 bedrooms and 3 bathrooms across 140m², sleeping up to 8 people. In this unit you will also find a reception area, a laundry area, a 2 bedroom apartment, a storage room and a utility room.

The whole complex combined can sleep up to 70 people in total and has a proven rental record, last season filling up to 80% of the beds available. This versatile complex is a great opportunity to take on a variety of established businesses or could equally be of interest to someone looking for a development opportunity. Possible t

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A16060>

COMPLETE FILE AND PHOTO ON REQUEST



LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

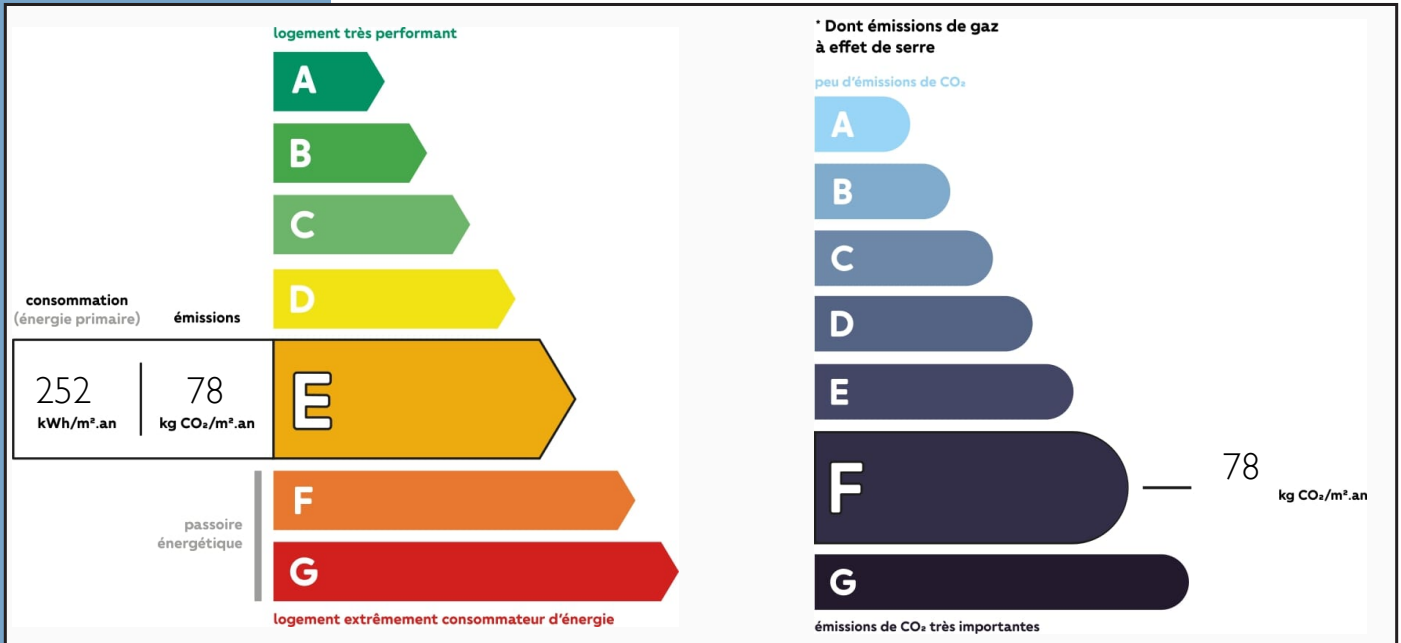
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

GREAT BUSINESS
OPPORTUNITY - INVEST IN A
UNIQUE COMPLEX OF A
CHALET, A SHOP AND
APARTMENTS - THREE V...

Ref : AI6060

ENERGIE-DPE

Information about risks to which this property is exposed is available on the Géorisques website :
<https://www.georisques.gouv.fr/>



NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchange rates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

CONTACT

Réf : AI6060
FILE COMPLETE
AND PHOTOS
ON REQUEST

LEGGETT
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488
E-mail: prestige@leggett.fr

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr