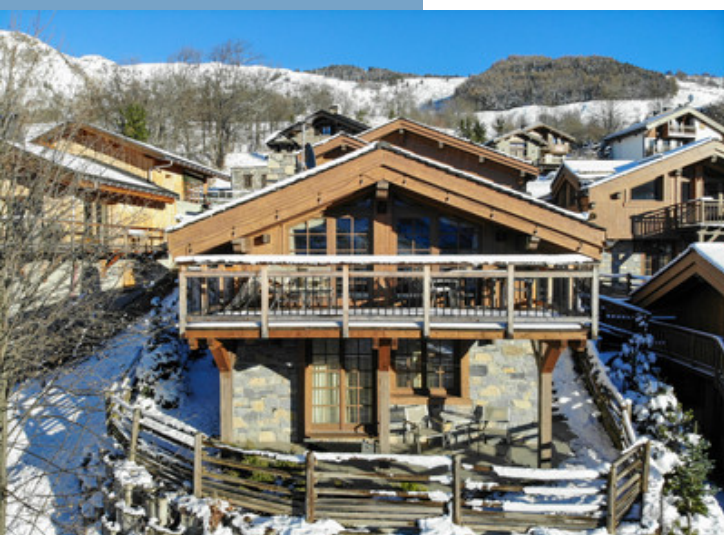




## EXCLUSIVE 4-BEDROOM SKI CHALET WITH FANTASTIC VIEWS IN THE HEART OF SAINT MARTIN DE BELLEVILLE – THREE VALLEYS



EXCLUSIVE 4-BEDROOM  
SKI CHALET WITH  
FANTASTIC VIEWS IN THE  
HEART OF SAINT MARTIN  
DE BELLEVILLE – T...



## PROPERTY FACT FILE

REFERENCE	A32077EH73
PRICE	€ 2,150,000 £ 0* <small>*agency fees to be paid by the seller</small>
BEDROOM	4
BATHROOM	4
ACCOMMODATION	165 m <sup>2</sup>
LAND	100 m <sup>2</sup>
TOWN	Saint-Martin-de-Belleville
DEPARTMENT	
LOCATION	Ski
TYPE	Maison de Vacances, House, Wooden Chalet
CONDITION	
FEATURES	Garage, Close to ski resort, Mountain view
<small>*Price based on current exchange rate which is subject to change</small>	





- Ski Chalet
- 4 Bedrooms
- Open plan living
- St Martin de Belleville
- Garage

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This beautifully crafted chalet of over 165sqm is situated in the heart of the authentic alpine ski village of Saint Martin de Belleville in the Three Valleys. Built in 2009 by a renowned local developer, this chalet offers modern comfort, a charming Alpine design, in a privileged location just a short stroll to the restaurants and ski lifts of Saint Martin

## DESCRIPTION

Positioned in the heart of Saint Martin de Belleville, this property is a rare opportunity of a 4-bedroom ski chalet offering the perfect combination of Alpine charm and modern luxury. Constructed by a reputable local developer in 2008-2009, this chalet is part of an exclusive cluster of three chalets in a small development named "Les Chalets de la Duche". Spanning 165m<sup>2</sup> of habitable living with an additional 11sqm of useable space under 1m80, this chalet over three floor is perfect for families and groups seeking a comfortable mountain retreat within just 400 metres flat stroll to the ski lifts of Saint Martin.

The top floor boasts an inviting open-plan living area with a cozy lounge, a fireplace, a fully equipped kitchen, and a dining area, all under a stunning timber structure. The space opens onto a generous 17m<sup>2</sup> terrace, ideal for outdoor dining and relaxing and boasting panoramic views of the surrounding mountains. A guest WC and cloakroom complete this level.

On the lower ground floor, you will find the master bedroom with an ensuite bathroom and direct access to a garden terrace. Two additional double bedrooms, both with ensuite facilities, ensure comfort and privacy for all guests.

The basement floor features a TV/playroom, providing additional sleeping capacity, along with a fourth double bedroom with an ensuite bathroom. A laundry room and additional storage space are also located on this floor.

The chalet also comes with a private garage, a large cellar f...

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A32077EH73>

COMPLETE FILE AND PHOTO ON REQUEST



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

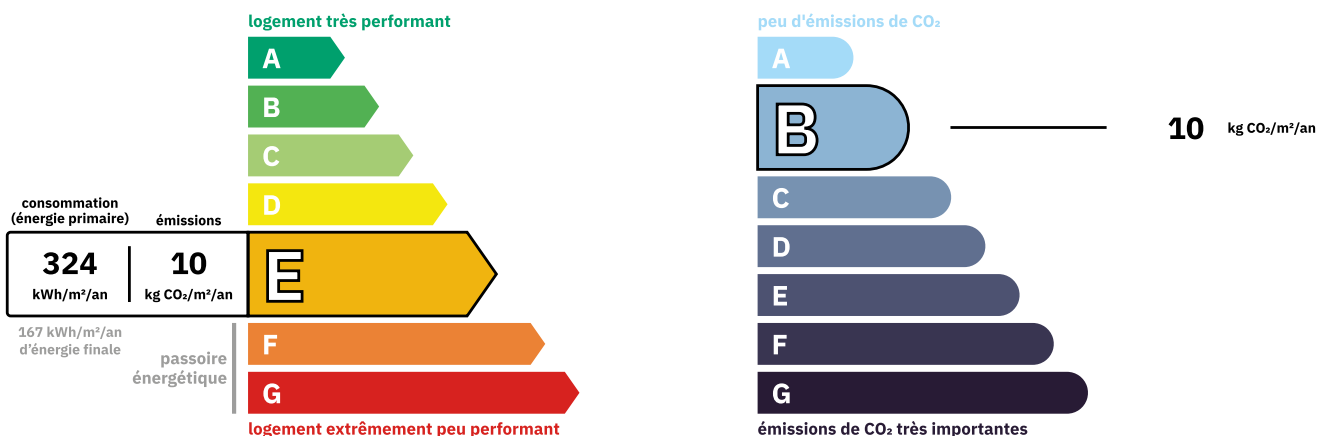
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

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## ENERGIE-DPE

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



Property **Energy consuming**  
Estimated annual energy costs  
between 3180 € and 4360€ for 2023

## 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 : A32077EH73  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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