LEGGETT INTERNATIONAL REAL ESTATE & Hamptons INTERNATIONAL



SKI-IN, SKI-OUT SUPREMACY - LUXURY 4-BEDROOM APARTMENT WITH PANORAMIC VIEWS

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

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PROPERTY FACT FILE

REFERENCE	A39359KRJ73
PRICE	€ 3,220,684 £ 0* *agency fees to be paid by the seller
BEDROOM	4
BATHROOM	4
ACCOMMODATION	123 m²
LAND	20 m²
TOWN	Les Allues
DEPARTMENT	
LOCATION	Ski
TYPE	Maison de Vacances, Apartment, Ski Apartment
CONDITION	New Build
FEATURES	Mains Drains, Private parking, High speed internet

*Price based on current exchange rate which is subject to change





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- Prime location; ski-in, ski-out
- Panoramic Mountain views - south face
- Spacious luxury living
- Practical convenience - private parking
- Strong Investment value

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After parking in your private underground space, you can stroll to the centre of charming Méribel-Mottaret with its shops, restaurants and bars, or take the cable car that runs late into the night. Yet with a south-facing apartment offering panoramic mountain views, you may not want to leave at all. Apartment 102 combines comfort and



DESCRIPTION

This elegant 123m² apartment is located on the first floor and features a stunning 20m² south-facing terrace. Designed for both luxury and comfort, it offers four generously sized bedrooms, four modern bathrooms, and a spacious open-plan living area. Thanks to its south-facing orientation, the property is bathed in natural light throughout the day. The highlight? Its privileged piste-side view — the perfect backdrop for sharing hot chocolates or evening apéros.

Layout:
- Entrance: 3.23m²
- Open-plan kitchen, dining and cozy lounge: 48.63m², with panoramic views towards Mont Vallon, Tougnète and La Saulire.
- Bedroom 1: 13.15m² with ensuite shower room (3.68m²), opening onto the south-facing terrace.
- Bedroom 2: 15.67m² with ensuite shower room (4.84m²), also opening onto the south-facing terrace.
- Bedroom 3: 9.45m² with ensuite bathroom (3.80m²).
- Bedroom 4: 8.73m² bunk room with private bathroom (3.05m²).
- Separate WC: 1.21m²
- Hallway: 7.61m²



The resort:
Méribel-Mottaret, perched at 1700m altitude, lies at the very heart of the world-renowned Three Valleys ski area, boasting 600km of interconnected pistes. While climate change raises concerns for many ski resorts, Mottaret's altitude and advanced snowmaking systems guarantee ski-in/ski-out access for years to come. From here, Courchevel is less than 30 minutes away, the Belleville Valley equally close, and even Val Thorens, Europe's highest ski resort, is reachable in und...



More Online :
https://leggettprestige.com/luxury-property-for-sale/view/A39359KRJ73

COMPLETE FILE AND PHOTO ON REQUEST

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

ENERGIE-DPE

DPE not required.

NOTICE

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

1: Quoted prices are subject to fluctuations in exchangerates. 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 :A39359KRJ73

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