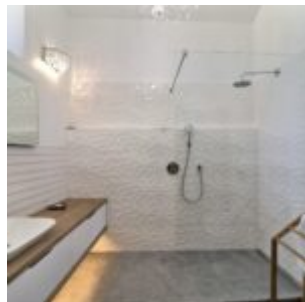
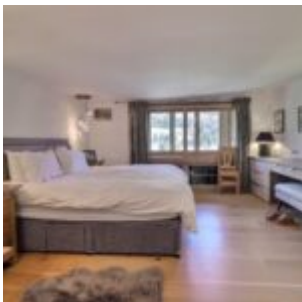
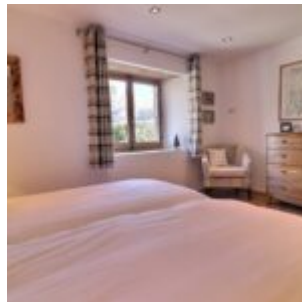
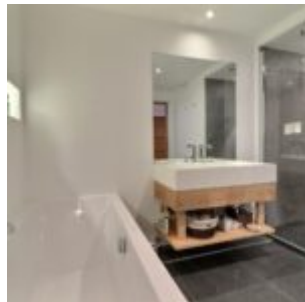
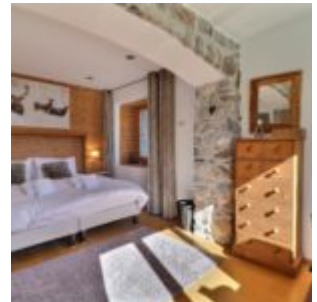




AGENCE  
MY HOME  
in the Alps

# Beautiful renovated farmhouse

Price : 1 850 000€





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Superb farmhouse renovated in 2008 then 2020, quiet just a few minutes from Morzine!  
You will undoubtedly be seduced by this vast chalet with its undeniable charm, a successful marriage of the authenticity of old buildings and the comfort of new ones.

It is composed of:

- Level 0: a winter entrance airlock with 'ski-room' space, a connecting passage; a very bright double bedroom, two twin bedrooms with wardrobe, a toilet, a bathroom with bathtub, shower and toilet, a large family bedroom including the master double bedroom, an office area and dressing room with children's sleeping area, a shower room with toilet, a staircase to access the 1st level
- Level 1: a large living space bathed in light with a large open kitchen with central island, a dining area, a living room with wood stove, a toilet, a laundry room. The magnificent barn door opens onto the large terrace ideal for beautiful summer days and the garden,
- Level 2: a mezzanine hallway, an attic twin bedroom, a shower room with toilet and dressing area.

Light, majestic framework, exposed stones, warmth of the wood contrasting with the pure white of the walls... all giving an elegant chalet with high quality renovation, nestled in a true corner of paradise!

Fees to be paid by the seller. Energy class E, Climate class C Estimated average amount of annual energy expenditure for standard use, based on the year's energy prices 2021: between 5710.00 and 7760.00 €. Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](http://georisques.gouv.fr).

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Bedrooms :5

Bathrooms :3

Surface area (m2) :257

Land area (m2) :3825

Beaucoup de charme

Belle exposition et vue dégagée

Price :1 850 000€

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## PRESENTATION OF THE PROPERTY

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Price :1 850 000

Charges mensuelles :0.00

Situation :Essert-Romand

Exposure :Sud

Type of heating :Chauffage au individuel sol

## PARTS

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Number of main parts :6

Bedrooms :5

Bathrooms :3

WC dans salle de bain(s) :5

Private WC :1

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### MY HOME IN THE ALPS



AGENCE  
MY HOME  
in the Alps

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