

BARNES CHAMONIX - EXCLUSIVITE - LES TINES - NEWLY BUILT CHALET - VIEW  
OF MONT BLANC



SELLING PRICE : 2 950 000 €

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## DESCRIPTION

Chalet Martinet. In the heart of the prestigious sunny Les Tines district, at the foot of the Drus mountains, stands a 190 m<sup>2</sup> chalet currently under construction. Nestled on a splendid 1000 m<sup>2</sup> plot, this contemporary chalet offers exceptional panoramic views of the Mont-Blanc Massif.

The upper floor features a vast living room and cathedral dining room with fireplace, opening onto a southwest-facing terrace. A fitted kitchen and guest toilet complete the floor.

On the garden level, an entrance hall houses a ski room/cloakroom. Three en suite bedrooms, each with direct access to a large wooden terrace with jacuzzi, a mountain dormitory with mezzanine and shower room, a laundry room and a utility room.

A double garage equipped with a golf simulator completes this exceptional property, located just a few minutes from the golf course, the Flégère gondola and the Grands Montets ski area.

Please do not hesitate to contact our English speaking team at Barnes Chamonix for further information on +33 4 50 18 52 38

## CARACTÉRISTIQUES

|                                       |                            |                              |
|---------------------------------------|----------------------------|------------------------------|
| Type of property : House / Villa      | Fees : -                   | Surface : 170 m <sup>2</sup> |
| Land area (m2) : 1,010 m <sup>2</sup> | Bedrooms : 4               | Annual charges : -           |
| Balcony Surface : 4 m <sup>2</sup>    | Elevator : No              | Swimming pool : No           |
| Number of lots : -                    | * Fees chargeable : Seller | Terms tenant loads : -       |
| Price of the discounted value : -     | Monthly rent : -           |                              |

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