



## listing



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 1,652,662.01

### Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Auvergne-Rhone-Alpes
Πόλη:	Annecy
Ταχυδρομικός κωδικός:	74230
Δημοσιεύθηκε:	24/04/2026

### Περιγραφή:

Renovated 19th-Century Alpine Farmhouse with Breathtaking Views – Near Annecy & Ski Slopes

Nestled in an exceptional natural setting, this meticulously renovated 19th-century farmhouse offers an authentic yet luxurious Alpine retreat.

With unobstructed panoramic views of Aiguille, Mont-Charvin, and Sullens, this south-facing property seamlessly blends traditional charm with contemporary comfort.

### A Prestigious Mountain Property

Recently renovated (2024-2025) with high-end materials, this farmhouse has been thoughtfully designed to provide warmth, elegance, and modern amenities across multiple levels:

- Garden Level: Dedicated ski/bike room and cellar, a 51 m<sup>2</sup> garage, and a private spa area featuring a jacuzzi, sauna, and shower—ideal for après-ski relaxation.
- Ground Floor: A welcoming entrance leads to a fully equipped kitchen, a dining area opening onto a balcony with stunning views, a cosy living room with a fireplace, a pantry, a laundry room, a guest toilet, and access to a 29 m<sup>2</sup> terrace.

An independent mazot (traditional Alpine outbuilding) has been converted into an additional bedroom.



- First Floor: Three en-suite bedrooms, each with a private shower or bathtub, a separate toilet, and access to a balcony overlooking the mountains.
- Second Floor: A spacious dormitory accommodating at least three guests, complete with a shower room and WC—perfect for family and friends.

#### Exclusive Features & Unmatched Location

- Carport with two parking spaces
- 570 m<sup>2</sup> of private land
- Ski access within 9 minutes
- 35 minutes from Annecy & its iconic lake
- 60 minutes from Geneva Airport, offering seamless international connectivity

This rare opportunity presents the perfect balance between Alpine authenticity and modern comfort, making it an exceptional investment for mountain lovers and luxury real estate enthusiasts.

Contact us today for a private viewing of this prestigious Alpine property.

#### Κοινά

Κρεβατοκάμαρες:	5
Μπάνια:	4
Τελειωμένα τετραγωνικά πόδια:	220 τ.μ
Μέγεθος αυλής:	570 τ.μ

#### Room details

Total rooms:	8
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#### Building details

Parking:	Ναί
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#### Lease terms

Date Available:

#### Επιπλέον πληροφορίες

Link:	<a href="http://www.arkadia.com/SEQD-T27087/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/SEQD-T27087/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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#### Contact information

IMLIX ID:	hh-15727252
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