

## listing



### Informazioni sull'Agente

Nome: ArKadia  
 Nome della ditta:  
 Nazione: United Kingdom  
 Telefono:  
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per: Saldi  
 Prezzo: USD 1,842,154.2

### Posizione

Nazione: France  
 Stato / Regione / Provincia: Auvergne-Rhone-Alpes  
 Città: Annecy  
 Cap: 74230  
 Pubblicato: 07/07/2025

### Descrizione:

**Exclusive South-Facing Alpine Chalet with Panoramic Mountain Views**

Nestled in an elevated and private setting, this exquisite chalet, built in 2008, offers an unparalleled panoramic view of the majestic Alpine peaks, including the Aiguille and the Sullens. Set on a generous 2,028 m<sup>2</sup> south-facing plot, this property is bathed in natural light and boasts exceptional outdoor living spaces with breathtaking vistas.

The chalet's thoughtfully designed layout provides expansive living areas across three levels, seamlessly blending Alpine charm with contemporary comfort.

On the main level, a bright and airy double living room opens onto a long balcony and a spacious sun-drenched terrace, perfect for soaking in the awe-inspiring landscape. A fully equipped kitchen with dining area, a welcoming entrance hall with ski room, and a guest toilet complete this floor.

The upper level hosts a serene master suite with an en-suite shower room and private balcony access, a second bedroom, a full bathroom, a cosy TV lounge, and an additional toilet.

The garden level is dedicated to relaxation and well-being, featuring a private sauna, a guest bedroom, a shower room, a separate toilet, and two beautifully appointed en-suite bedrooms—each opening onto a spectacular terrace with a Jacuzzi, where you can unwind while taking in the breathtaking valley and



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mountain views.

This property is further enhanced by a laundry room and a covered carport for two vehicles, offering both convenience and practicality.

Ideally located just 15 minutes from the ski slopes, 35 minutes from Annecy, 30 minutes from Lake Annecy (Menthon-Saint-Bernard), and 65 minutes from Geneva Airport, this chalet is a rare opportunity to own a prestigious Alpine retreat in one of France's most sought-after regions.

#### Key Features:

- Private and elevated location with unobstructed panoramic views
- Expansive terraces & balconies offering stunning mountain vistas
- Spacious and bright interiors with high-end finishes
- Relaxation area with sauna & outdoor Jacuzzi overlooking the valley
- Ski room, laundry room, and covered carport for two cars
- Prime accessibility to ski resorts, Lake Annecy & Geneva Airport

A rare opportunity to own a true Alpine sanctuary.

Contact us today for a private viewing of this exceptional property.

#### Comune

Camere da letto:	5
Bagni:	4
Finito piedi quadrati:	205 mq
Dimensione del lotto:	2028 mq

#### Room details

Total rooms:	7
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#### Building details

Parking:	Sì
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#### Lease terms

Date Available:

#### Informazioni aggiuntive

URL del sito:	<a href="http://www.arkadia.com/SEQD-T27218/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/SEQD-T27218/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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#### Contact information

IMLIX ID:	hh-15727257
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