



3 BEDROOMS APARTMENT - ROCHEBRUNE · MEGÈVE



## 3 BEDROOMS APARTMENT - ROCHEBRUNE



Condominium fees :  
1262€  
Property tax : 1847€



DPE : C  
GES : A



813 930€

Fees charged to seller

Non-contractual document.

The information illustrating the advertisements relating to the properties and their surroundings (descriptions, photographs, surface areas, points of interest, etc.) is provided for information purposes only, without any guarantee of completeness or accuracy.

### Réf : 3151-12

This 3 bedrooms duplex apartment with a surface area of 65.02 sqm is composed of three double bedrooms, one of which is a double bedroom en suite, on the ground floor and first floor of an intimate residence composed of 12 flats, it is ideally located 1 km from the centre of the village of Megève, 500 metres from the Rochebrune ski lifts. A shuttle at 200 metres serves the ski slopes. The residence benefits from an idyllic setting and a beautiful geographical location. You will enjoy the residence's garden. This flat is sold fully furnished.





## LAYOUT

### LEVEL 0

- △ One entrance
- △ Storage space under the stairs
- △ A guest toilet
- △ A double bedroom
- △ The main living area with open plan kitchen
- △ Access to the balcony

### LEVEL 1

- △ A shower room
- △ A double bedroom
- △ A separate toilet
- △ One double bedroom en suite with shower room

### ANNEXE

- △ A cellar / ski locker
- △ Indoor parking



78.76m<sup>2</sup>



3



2



## KEY POINTS

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- △ CLOSE TO SKI SLOPES
- △ FULLY FURNISHED
- △ HIGH RENTAL YIELDS

## AMENITIES

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Ski slopes :  
500 m



Balcony





LOCATION

# Rez de Chaussée & 1er Etage APPT 12- T4 duplex

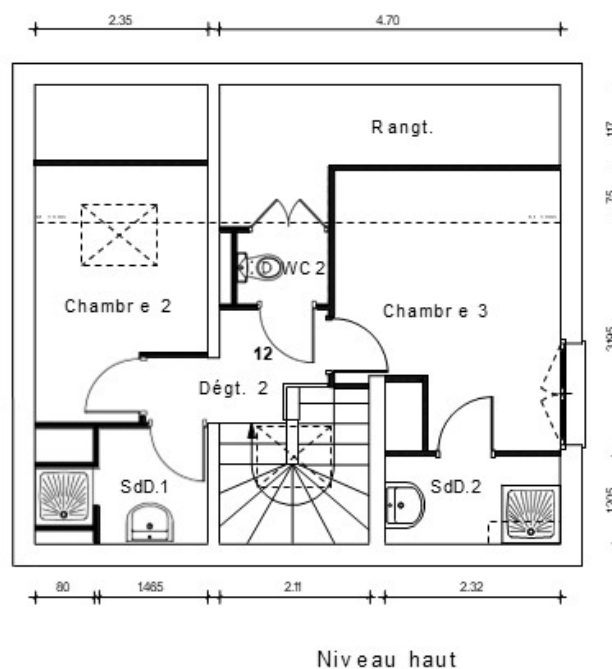
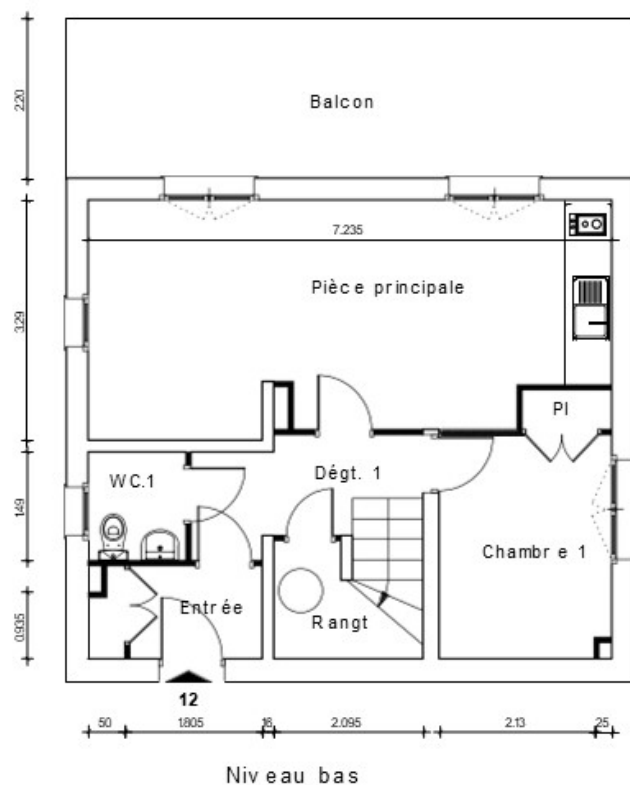
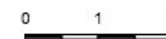
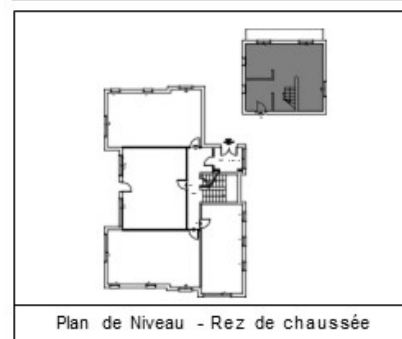


Tableau des Surfaces	
<b>SURFACES DU LOT</b>	
Surface Carrez	65.02 m <sup>2</sup>
Surface à -1.80m ht.	13.74 m <sup>2</sup>
<b>SURFACES ANNEXES</b>	
Surface terrasse	
Surface balcon	17.16 m <sup>2</sup>



PROPOSITION D'AMÉNAGEMENT

NOTA: Plans non contractuels. Le présent plan exprime la figure et les dispositions générales du lot. Celles-ci sont susceptibles de variations en fonction de nécessités techniques.































