

EXCLUSIVE OPPORTUNITY OF A BEAUTIFUL VILLAGE HOUSE WITH MAGNIFICENT VIEWS IN BERANGER NEAR ST MARTIN-3 VALLEYS

www.leggettprestige.com LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE,
UK Freephone: 08700115151 Telephone: +33 553 608 488 E-mail: prestige@leggett.fr

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PROPERTY FACT FILE

REFERENCE	A29853EH73
PRICE	€ 1,895,000 £ 0* *agency fees to be paid by the seller
BEDROOM	4
BATHROOM	3
ACCOMMODATION	195 m²
LAND	30 m²
TOWN	Saint-Martin-de-Belleville
DEPARTMENT	
LOCATION	Village property
TYPE	Maison de Vacances, House, Wooden Chalet
CONDITION	
FEATURES	Close to ski resort, Mountain view, Less than 15 mins to ski

*Price based on current exchange rate which is subject to change

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- Three Valleys
- 4 bedrooms
- Bar Area
- Terrace South Facing
- Character Property

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Discover this beautiful village house with tremendous character in the heart of Beranger, known to be the sunniest village in the Belleville Valley in the world renowned 3 Valleys. This stunning property features 3 ensuite double bedrooms with an additional children's bunk room, an open-plan spacious vaulted kitchen and dining area, a cosy



DESCRIPTION

Nestled in the traditional, picturesque village of Beranger, renowned for its abundant sunshine, this charming 197m² village house offers a perfect blend of traditional charm and modern luxury.

The house features a spacious ski room, perfect for storing all your winter equipment. The open-plan kitchen and dining area boast vaulted ceilings, creating a cosy yet spacious space. Adjacent to this is a stylish bar area with exquisite decor, opening out onto a south-facing balcony that offers stunning views of the surrounding mountains.



The property includes three generously sized ensuite bedrooms as well as a cosy children's bunk room which could be transformed into a double bedroom easily. The lounge area, with its impressive high ceiling, exudes a cosy ambiance, enhanced by a sophisticated surround sound and ambient lighting system.

A bespoke spiral staircase adds a touch of elegance and connects the various living spaces beautifully. Outside, the large southwest-facing terrace is ideal for BBQs and al fresco dining, offering a perfect space to enjoy the warm summer weather and scenic surroundings.

Beranger is a charming village known for its traditional Savoyard architecture and welcoming community. Located in the Belleville Valley, it offers easy access to the Three Valleys and undoubtedly some of the best skiing in the world. During the summer, the region transforms into a haven for hikers, mountain bikers, and nature lovers, with breathtaking landscapes and a variety o...



More Online :
https://leggettprestige.com/luxury-property-for-sale/view/A29853EH73

COMPLETE FILE AND PHOTO ON REQUEST

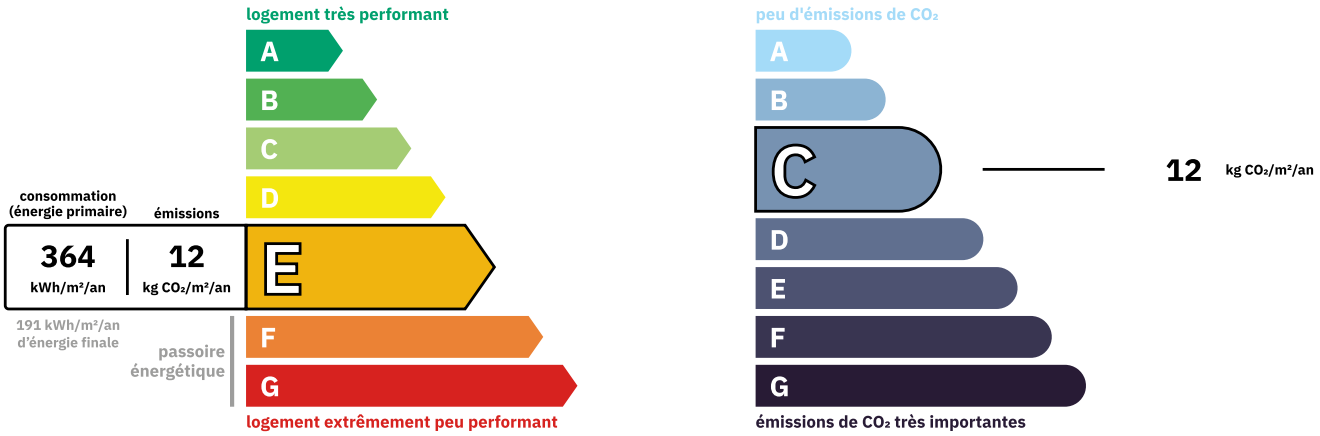
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BERANGER NEAR ST MARTIN.

Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

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ENERGIE-DPE



Property Energy consuming
Estimated annual energy costs
between 3630 € and 4960€ for 2021

NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchangerates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

CONTACT

Réf :A29853EH73
FILE COMPLETE AND PHOTOS ON REQUEST

LEGGETT IMMOBILIER INTERNATIONAL
Téléphone : +33 553 608 488
E-mail: prestige@leggett.fr

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
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