





CHARMING 4 BEDROOM CHALET (146M2) WITH GARAGE, TERRACE, GARDEN AND VIEWS NEAR SKIING IN COURCHEVEL, 3 VALLEYS

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CHARMING 4 BEDROOM CHALET (146M2) WITH GARAGE, TERRACE, GARDEN AND VIEWS NEAR SKIING IN





PROPERTY FACT FILE

REFERENCE A39654SM73

PRICE € 1,260,000

£ 0*

*agency fees to be paid by the seller

BEDROOM 4

BATHROOM 2

ACCOMMODATION 91 m²

LAND 309 m²

TOWN Courchevel

DEPARTMENT

LOCATION Ski

TYPE Maison, Family Home

CONDITION Good condition

FEATURES Mains Drains, Garage, Private

parking

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





- Near Le Praz, Courchevel
- 4 bedroom house
- quiet location in the Courchevel commune
- Large garage
- Great views, and private garden

This 4-bedroom chalet of 1460m² total, near Le Praz, Courchevel, has been fully rebuilt on one side while retaining its original charm on the other.

The lower ground level features a large garage for a car, a laundry and storage space. The upper ground floor comprises an entrance with

DESCRIPTIF

This 4-bedroom chalet of 146 m² (91 m² habitable) near Le Praz, Courchevel, has been fully rebuilt on one side while retaining its original charm on the other.

The lower ground level features a large garage for one car (25m2), a laundry room, and storage space.

The upper ground floor comprises an entrance with WC, leading to a kitchen-diner (19m2) with a wood-burning stove and a cozy sitting room (20m2). The sitting room opens via large patio doors onto a south-facing terrace and orchard-style garden.

Upstairs, there are two new bedrooms sharing a modern shower room with WC. A third family room (19m2) on this level could potentially be divided into two bedrooms if more sleeping space is required.

The top floor houses a master suite (15m2) with an en-suite shower room, while the attic above the family room offers further development potential. A workshop/storage area adjoins the property.

Located in one of Courchevel's original villages, Le Freney, the chalet is just a couple of minutes' drive or a short bus ride from Le Praz. From here, ski lifts whisk you directly up to Courchevel 1850 or towards Meribel and beyond, running from early morning until late in the evening. As part of the world-renowned 3 Vallées ski area, you'll have direct access to over 600 km of pistes, making it a paradise for skiers and snowboarders alike.

Le Praz itself offers a charming atmosphere with bars, restaurants, and local shops, creating a lively yet authentic village feel. It is

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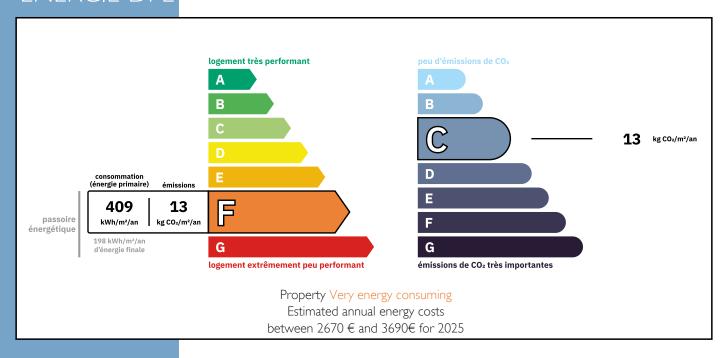
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CHALET (146M2) WITH
GARAGE, TERRACE, GARDEN
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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr/

ENERGIE-DPE



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CONTACT

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