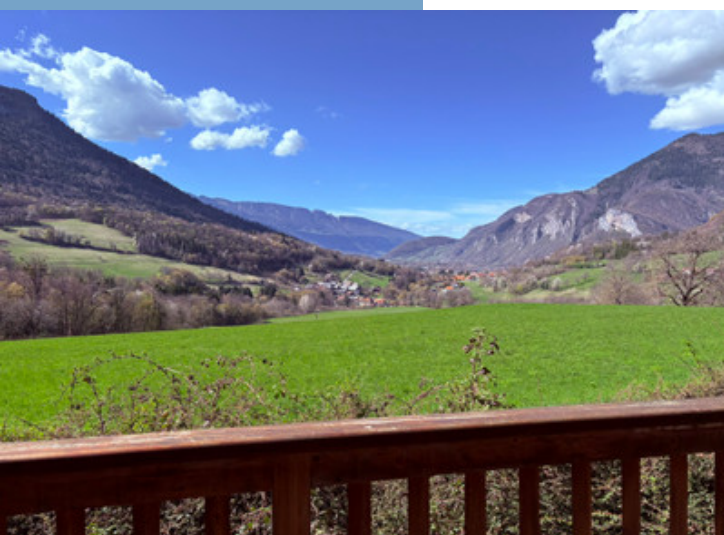




BEAUTIFUL TRADITIONAL CHALET WITH STUNNING PANORAMIC MOUNTAIN VIEWS

BEAUTIFUL TRADITIONAL
CHALET WITH STUNNING
PANORAMIC MOUNTAIN
VIEWS...



PROPERTY FACT FILE	
REFERENCE	A43877LUB74
PRICE	€ 795,000 £ 0* *agency fees to be paid by the seller
BEDROOM	4
BATHROOM	2
ACCOMMODATION	185 m ²
LAND	2191 m ²
TOWN	Faverges-Seythenex
DEPARTMENT	
LOCATION	Village property
TYPE	Maison de Vacances, House, Wooden Chalet
CONDITION	
FEATURES	Mains drainage, Garage, Private parking
*Price based on current exchange rate which is subject to change	



- Beautiful wooden chalet
- Panoramic views and peaceful setting
- Sought after location - Sources du Lac d'Annecy
- Spacious living areas and bedrooms
- Large garden and outbuildings

BEAUTIFUL TRADITIONAL
CHALET WITH
STUNNING PANORAMIC
MOUNTAIN VIEWS...

Ref : A43877LUB74

Nestled in the sought-after hamlet of Frontenex (Faverges-Seythenex), this charming traditional chalet enjoys breathtaking panoramic views over the Sources du Lac d'Annecy valley and surrounding mountains. Offering both character and versatility, it is perfectly suited as a spacious family home or a peaceful holiday retreat.

DESCRIPTION

The chalet has been thoughtfully designed to offer practical and flexible living spaces while maximising the natural advantages of its alpine setting. Wooden terraces extend seamlessly into the mature garden which features fruit and nut trees, a picturesque fishpond and two substantial outbuildings. Three balconies provide ideal spots to relax and enjoy the spectacular panoramic views.

Ground floor :

A welcoming entrance hall leads to a spacious cloakroom with ample storage for coats, shoes and outdoor equipment, along with an independent WC.

The impressive open plan living area (56 m²) is south-facing and filled with natural light throughout the day. Two sets of large glass doors open directly onto the south facing terrace, while additional glazing leads to a balcony with exceptional views over the valley. A working fireplace adds warmth and character, while the thoughtfully arranged living space allows for multiple uses simultaneously.

The fully equipped kitchen is beautifully crafted in traditional chalet style, offering ample storage and generous worktop space – ideal for both everyday cooking and entertaining.

Bedroom 4 (14 m²) benefits from an en-suite shower room, with double wash basins and WC. Glass doors open onto a balcony with panoramic views.

A practical utility room (8 m²) provides fitted storage and space for laundry appliances.

The large garage and workshop (43 m²), accessible both internally and externally, can accommodate two small vehicle...

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A43877LUB74>

COMPLETE FILE AND PHOTO ON REQUEST

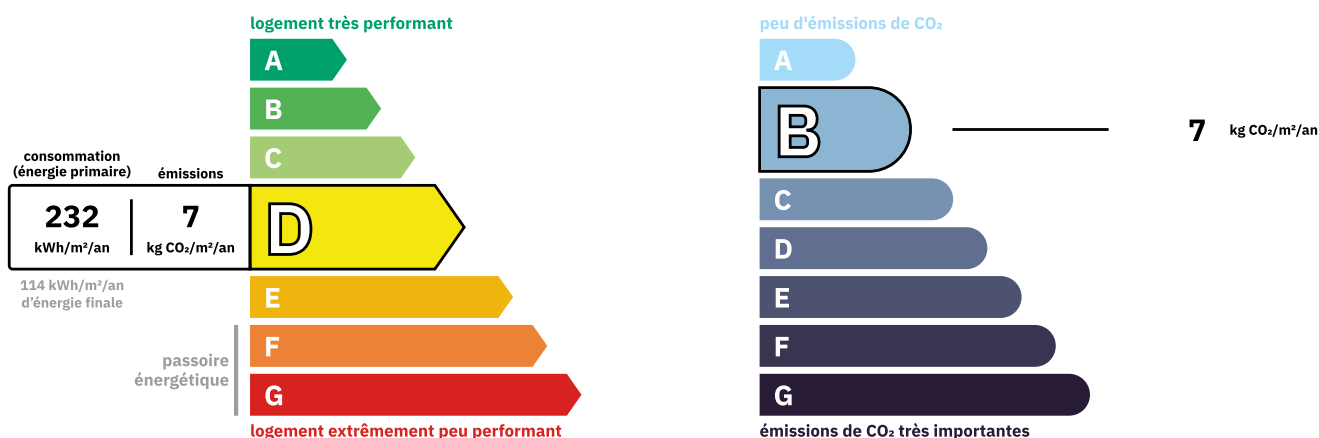


BEAUTIFUL TRADITIONAL
CHALET WITH STUNNING
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VIEWS...

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

Ref : A43877LUB74

ENERGIE-DPE



Property **Poorly efficient**
Estimated annual energy costs
between 2430 € and 3350€ for 2021

NOTICE

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

1: Quoted prices are subject to fluctuations in exchange rates. 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.

2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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 : A43877LUB74
FILE COMPLETE
AND PHOTOS
ON REQUEST

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