

## Chalet Prairie

108 Avenue de l'Aiguille du Midi  
74400 CHAMONIX MONT-BLANC

### Financial Information

Sale Price:	€1,995,000
Notaire Fees:	€150,100
Service Charge:	€252 pa
Taxe d'Habitation:	€1950 pa
Taxe Fonciere:	€1833 pa

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### Description

Bedrooms:	3
Bathrooms:	4
Habitable Area:	185m <sup>2</sup>
Total Area:	210m <sup>2</sup>
Land Area:	989m <sup>2</sup>
Balcony:	Yes
Garden:	Yes
Cellar:	Yes
Parking (internal):	Yes



### Situation

Proximity:	Les Praz
Orientation:	West

### Building Description

Heating:	Electric
Hot Water:	Electric
Co-propriété:	Yes

### Additional Information

A cosy 3 bedroom chalet in a fabulous location in the heart of Les Bois. The chalet has a double height open plan living area with a west facing balcony and great views, a jacuzzi, a sauna, a gym (which could potentially be converted into a 4th bedroom), lots of storage and a double garage.

- Cosy 3 bedroom chalet
- Wonderful location
- Recent build

