



alpine-property

Alpine Property SAS au capital de 3 450 € - RCS Thonon les Bains 508 578 556 - siège: 153 chemin du Chargeau, 74110 Morzine, France - Titulaire de la Carte Professionnelle n° CPI 7401 2016 000 017 391 délivrée par la CCI de la Haute Savoie

Tel: +44 (0)208 123 2384

Email: info@alpine-property.com

Web: www.alpine-property.com

Ferme Place de l'Abbaye

Saint Jean d'Aulps, St Jean d'Aulps & Vallée, Portes Du Soleil

250 000 €uros



Contact

Contact **Claudia Buttet** about this property.

Tel: 0033608523864

Email: claudia@alpine-property.com

Key Features

Price	250 000 €uros
Status	SOLD
Last updated	06/11/2017
Area	Portes Du Soleil
Location	St Jean d'Aulps & Vallée
Village	Saint Jean d'Aulps
Bathrooms	1
Floor area	258 m ²
Land area	140 m ²
Detached	Yes
Heating	Electric radiators
Chimney	Open fire
Ski access	Ski bus
Nearest skiing	500 m
Nearest shops	500 m
Garage	Single
Taxe foncière	623.00 €uros
Agency fees	Paid by the seller

Property Description

Ferme Place de L'Abbaye is a peacefully located traditional Savoyard farm in the village of St Jean d'Aulps, with the possibility to convert the place completely to your own wishes.

The property dates back to the 1920s and is spread over three levels.

The lower ground floor, where the stables used to be would easily covert into a drive-in garage, ski and utility rooms.

Upstairs, the ground floor with main entrance is composed of five rooms, and used to be the main living area.

On the top floor, you will find the property's hidden treasure. The enormous hay-loft with exposed roof, is a blank canvas with ample opportunity to restyle to your own desire.

From this loft you have beautiful views over the valley and onto the old abbey which is the proud heritage of the village.

There is also a separate 414m² of land with a small garage and a stunning view onto the St Jean d'Aulps Abbey and its valley. The land would be ideal for extra parking and is available to purchase with the farmhouse for an additional cost of 5000 €uros.

The farmhouse is located in the village of St Jean d'Aulps. It is within walking distance of shops, restaurants and bars and the ski lifts within 3 km. There is a good regular free bus service in winter and in summer.

Alpine Property would be happy to put you in touch with local artisans, architects and project managers if so wished.

The ski resort of St Jean d'Aulps is a friendly, relatively small, but growing resort. It is part of the much larger Portes du Soleil skiing domain, with Morzine approximately 10 minutes away by car. The resort is undergoing a programme of investment, with new lifts, runs, snow-cannons and an ice rink all recently installed, and more investments planned in both the short and longer term. The resort also provides a handful of bars, restaurants and shops, and a free shuttle bus that operates to the village centre and back in the winter. The village of St Jean d'Aulps has a couple of restaurants and lively bars, a local supermarket, a butchers, a boulangerie, a pharmacy, a post office and doctors surgery.

Geneva airport is under 90 minutes drive away.













