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## 3-bedroom apartment close to the village centre saint-gervais-les-bains

**Burgundy**



**€320,000**

inc. of agency fees

3 Beds      2 Baths      62.87 sqm

3-bedroom apartment close to the village centre saint-gervais-les-bains

### At a Glance

**Reference** MFH-BUR-C4052

**Bed** 3

**Near to** N/A

**Bath** 2

**Pool** Yes

**Price** €320,000

**Hab.Space** 62.87 sqm

**Land Tax** N/A

### Property Description

Exclusive 3-bedroom apartment, 62.

44 sqm "loi carrez", on the first floor of a residence with swimming pool and fitness room, just a short walk from the village of Saint-Gervais-les Bains and the start of the Evasion Mont-Blanc ski lifts. This apartment comprises three bedrooms, a bright living/dining room and kitchenette opening onto a balcony with lovely views of the surrounding mountains, storage space, shower room with WC and bathroom. The apartment faces east-west. A private basement parking space and cellar complete this property. Number of residential lots: 34. Number of lots: 102. No proceedings in progress. Great opportunity! Highly profitable in both winter and summer!

**KEY POINTS:**

Apartment original build.

Return on investment

Location

Serviced residence

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	2
Price	€320,000

Key Information

Internal Area:	62.87 sqm
Floor:	1
Property Features:	
• Energy Consumption:	280
Swimming Pool?	Yes

Location: Burgundy



## Gallery







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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

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