



## Agence Immobilière Moderne

174, rue du Docteur Paccard  
BP93 - 74402 Chamonix Mont Blanc  
Tél : 00 33 4 50 53 10 57  
Mail : agence.aim@agenceaim.com

# 1 495 000 €

Fees payable by the vendor

Ref.5637\_401

## Appartement Chamonix centre-ville

### Appartement Duplex de 134 m2 au sol vendu en plateau brut



Number of rooms: 5

Location: Chamonix

Number of lots: 12

Surface area (loi carrez): 113.77 m<sup>2</sup>

In a former hotel located in the city center, which will be completely renovated, this large duplex apartment, with a surface area of 113.77 m<sup>2</sup> +21 m<sup>2</sup> < 1m80, is being sold unfinished\*.

Located on the 4th and 5th floors of the residence, this plateau offers the possibility of 4 bedrooms and a large living room on the second level, 2 balconies.

In the annex, a cellar and a ski locker.

Discover the project after completion of the interior work (optional):



A history of nearly 140 years



an and farrier who  
18... hotel in the heart of

it was the Belle

It was operated until the end of the 1950s, then transformed over time into apartments.

2025 will mark the rebirth of this beautiful building

The façade will be restored while preserving its architecture

and a new roof will be installed in the style it once had.

The interior will be completely redone with the creation of an

elevator, ski lockers and cellars.\*

Assurance multirisque professionnelle : GENERALI IARD - 2 Rue Pillet-Will - 75009 PARIS

The L'Europe condominium includes 12 apartments from the 1st to the 4th floor + attic.

### DPE Not required

