



## 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

# 450 000 €

Fees payable by the vendor

Ref.5337\_103\_T2

## Appartement

Chamonix centre ville

Appartement 2 pièces



Number of rooms:	2
Number of bedrooms:	1
Number of bathrooms:	1
Exposition :	sud est
View:	Aiguille de Chamonix
Location:	Chamonix

Number of lots:	12
Surface area:	42 m²

**BOOKED**  
**EXCLUSIVE! CHAMONIX TOWN CENTER - 42.42 m²**  
apartment sold unfinished.

In a former hotel located in the town center, which will be completely renovated, we offer this 42 m² apartment, sold as a bare floor\*. Located on the 1st floor of the residence, this floor can be composed of a large living room, a bedroom, and a bathroom.  
Adjoining the residence is a cellar and/or a ski locker.

The residence:  
A history spanning nearly 140 years



It was in operation until the late 1950s, then converted over time into apartments. 2025 will mark the rebirth of this beautiful building.

The facade will be restored, preserving its original architecture, and a new roof will be installed in its original style.

The interior will be completely redone, including the creation of an elevator, ski lockers, and cellars.\*

The L'Europe condominium includes 12 apartments from the 1st to 4th floors, plus an attic.

On the ground floor, we find access to the upper floors and three retail outlets not included in the development program.

The apartments are sold as unfinished floors, the interior design will be the buyer's responsibility.

However, the builder can offer to carry out the interior design.

### DPE Not required

