



## Delightful 4 bedroom duplex apartment in the centre of Morzine

**Price : 1 295 000 €**

**Reference 3917**

**Morzine**

**Apartment**

**Bedrooms 4**

**Bathrooms 4**

**Floors 1**

**Habitable Area 144.49 m<sup>2</sup>**

**DPE Energy Rating G**

**Gas Rating A**

## Description

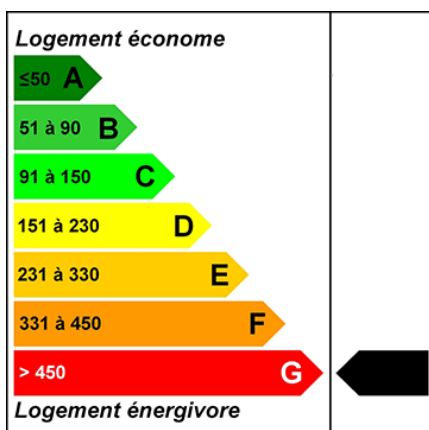
Delightful 4 bedroom duplex apartment in the centre of Morzine Situated on the Route de la Combe à Zore, the Combe

Humbert was a hotel which was favoured location for holiday makers wishing to enjoy their stay in Morzine. It was refurbished into a charming residence of just 3 apartments. The town centre is a couple of minutes' walk with all the bars, restaurants and mountain lifts. The duplex apartment is on the third floor and commands fabulous views of the town centre and surrounding mountains. It is very spacious at 144 m<sup>2</sup>, has a large south facing terrace and a secure garage. The salient points are

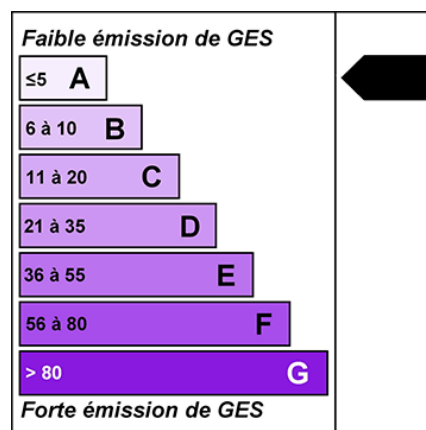
- Open plan living area
  - Fitted kitchen
  - 4 large bedroom with ensuite bathrooms
  - Lift access
  - Lot of storage areas in the attic space
  - Large south facing terrace
  - Secure garage for two cars
  - Large cave
- Ski locker An excellent opportunity to purchase a large apartment with great rental potential and easy access to the famous Pleney ski slope. For more informations, please contact us at Morzine Immo The natural geographic risks that the property is exposed to can be found on the website [www.georisques.gouv.fr](http://www.georisques.gouv.fr)







**DPE/Energy consumption:**  
551KWhEp/m2.an



**GES/Greenhouse gas emission:**  
18KgéqCO2/m2.an

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