



UNIQUE SKI-IN, SKI-OUT CHALET/HOTEL FOR SALE IN LES GETS.

ALTITUDE LODGE
LES GETS

Guide Price €4,360,000

savills

LES GETS, FRANCE

Panoramic views and maximum sunshine • 19-29
Guests • Independent 1 bedroom apartment
• Ski-in, ski-out • Outdoor hot tubs • Sauna &
massage suite • Cinema Room • 9 Bedrooms

Situation

Morzine, in the Portes du Soleil, has become one of the most popular ski resorts in The Alps for families due to its proximity to Geneva airport (80km), relaxed yet vibrant atmosphere and access to 650km of pistes. The town has a wealth of shops, bars and restaurants and benefits from a recently built (2012) swimming and sports complex with indoor and outdoor swimming pools and a patinoire.

With 650km of slopes to enjoy across the Portes du Soleil, there is something to cater for all abilities; from the wide, groomed pistes in Les Gets and Mont Chery to the steeper more challenging slopes in Avoriaz and Chatel. Cross-border skiing is also on offer and the world famous "Swiss Wall" is a real challenge for expert skiers. In addition to the fantastic range of skiing available, the panoramic views are some of the most breath-taking in The Alps; the view of Mont Blanc from the top of the Chamossiere is simply stunning.

Further to the popularity of the resort in the winter months, the Portes du Soleil offers an extensive list of summer activities including mountain biking, paraponting, mountaineering, golf, hiking and horse riding. Some of the lifts are open in the summer allowing access to the mountains throughout the year.

The region continues to improve and update its infrastructure. The second half of the plan to facilitate and speed up access between Morzine and Avoriaz begins in 2019 with the construction of a new lift between Morzine town centre and Prodains, at the foot of Avoriaz. This fantastic addition to the region will allow far quicker access to the highest pistes in the ski area and demonstrates the Portes du Soleil's intention to evolve and compete with other prime resorts.



Description

Altitude Lodge is the discerning skiers dream, at 1,530 metres altitude, on the piste, in the main Les Gets ski area of Les Chavannes and next to all the lifts. Green, red and blue pistes weave back to the chalet through the woods. This is truly a ski-in, ski-out chalet with stunning panoramic views and a large plot in a very desirable area.

Located in a completely unique position overlooking the pistes, lifts and nursery slopes of Chavannes, 300m vertically above the village centre.

During the summer, access to the mountain biking and Les Gets golf course are all on your doorstep. During the Summer the chalet benefits from a large garden area laid to lawn (in the winter this is a ski piste!)

The chalet will certainly attract those looking for a private chalet in an area where further development is prohibited. Others looking for an investment property can continue to run the chalet/hotel for guests. The property is being sold with a Licence 4 so it can be open to the public to sell food and beverages on the side of the piste. There is a private piste side bar (open all day) with a large outdoor terrace and two lounge areas with an open fire and flat screen entertainment.

The unique urban interior consists of an internal lift access to six of the nine bedrooms, including five family rooms, some with balconies or terraces and three with private outdoor hot tubs. All rooms have en suites. The penthouse level has three bedrooms with a private lounge area. On the ground floor there is a wet suite with sauna and massage room plus access to the outdoor hot tub.

There is an additional 1 bedroom apartment in the property which has separate access and is currently used for the management staff.

Altitude Lodge could become the most amazing private chalet or continue to be run as one of the top ski chalet destinations in Les Gets with additional bar and restaurant for the public.







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