



## Charming house currently run as B&B in the french Alps with breath-taking views of Mont-Blanc and the Bossons Glacier

This house is set on a sunny mountain-side in the Alps, just 20 minutes from Chamonix Mont Blanc. It is near the town of Sallanches in the Haute-Savoie.

**Town:** Sallanches  
**Dept:** Haute Savoie  
**Plot size (m2):** 720  
**Habitable (m2):** 150  
**Bedrooms:** 6  
**Bathrooms:** 5  
**Agent:** David Lucas

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**9878AF74.pdf**

**€ 424 000**

This house which is currently divided into two parts is run as a B&B during the summer months but would make a viable concern throughout the winter season too due to its proximity to ski resorts and its mountain location. It also still carries a licence for a small restaurant and this could perhaps be an option for the new owners.

On the ground floor there is a large open plan lounge/dining area which is used for guests, with windows that take in the view of the Mont-Blanc and has a log burning stove. Downstairs there is also a WC and a kitchen, which services the guests breakfasts. There is also a utility and an inter-connecting door to the owners accommodation.

The owners accommodation consists of two bedrooms, an open plan kitchen/dining/lounge and a bathroom - it has its own access to the outside via the balcony. Moving up to the 1st floor there are the four letting rooms, three with en-suites and one with its own separate bathroom. There are two family rooms (which each take in the amazing view), a double and a twin room. Sleeping a total of 11 adults.

Outside there is plenty of off street parking, a balcony and a small garden area. There is also a basement that . . .



## La Rochebeaucourt

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