



2.5-ROOM FLAT WITH PANORAMIC VIEWS, OPPOSITE THE SLOPES!

Route de la Télécabine 50 | 1997 Haute-Nendaz | Reference : 5334139

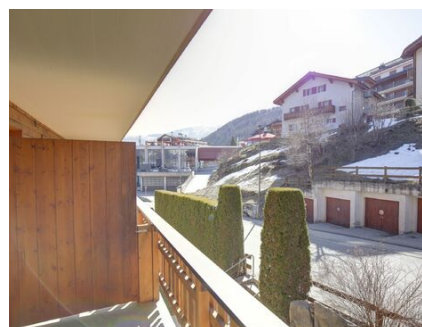
CHF 415,000.-

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2.5-ROOM FLAT WITH PANORAMIC VIEWS, OPPOSITE THE SLOPES!

CH-1997 Haute-Nendaz | Route de la Télécabine 50 | **CHF 415,000.-**



Experience the mountains in a different way!
Located in the centre of Haute-Nendaz, just 2 minutes' walk from the ski lifts and slopes, this charming 2.5-room flat enjoys an exceptional location. It will appeal just as much to nature and sports enthusiasts as to lovers of peace and comfort.

Offering breathtaking panoramic views, a peaceful environment and immediate proximity to all amenities, this property represents a rare opportunity in one of the most sought-after resorts in the Swiss Alps.

A prime location for an active and practical lifestyle:

- A stone's throw from shops, restaurants, bars, discos, supermarkets (Migros and Coop) thanks to the nearby funicular.
- Easy access to the Hotel Nendaz 4 Vallées SPA, with indoor/outdoor pool, for incomparable moments of relaxation.
- Optimal transport: postal bus stop to Sion 2 minutes' walk away, public car parks nearby.
- Immediate access to the ski slopes in winter and hiking trails in summer, so you can enjoy the mountains all year round.

A furnished, functional and spacious flat:

CHARACTERISTICS

Reference: **5334139**

Type: **Condominium apartment**

Availability: **Immediate**

Rooms: **2.5**

Bedroom: **1**

Bathrooms: **2**

Location floor: **1st floor**

Living area: **~ 52 m²**

Year of construction: **1980**

Latest renovations: **2025**

Parking spaces: **Not available**

Heating type: **Gas**



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A furnished, functional and spacious flat:

Designed to comfortably accommodate up to 7 people, it has two fold-out beds, a double sofa bed (140 cm) and a bunk bed that sleeps three. Ideal for entertaining or seasonal rental!

- Entrance hall with built-in wardrobe
- Spacious living room with open-plan kitchen and sitting area
- 1 bedroom sleeping 5
- 1 bathroom
- 1 separate WC
- 1 large balcony (7m²) with views
- 1 private cellar
- 1 ski locker + shared storage room
- Living area: 52 m²
- Home automation: remote control of heating

Monthly charges: CHF 295 (including renovation fund)

Recent work carried out in the building:

- Connection to natural gas heating
- Double-glazed windows
- Complete refurbishment of roof and heating system
- Repairs to balcony railings

This property is available as a primary or secondary residence and can be purchased by non-Swiss residents.

Selling price:

- CHF 415,000 (as is, ideal for personalising the finishes to suit your tastes)
- CHF 455,000 (with renovated finishes planned for 2025)

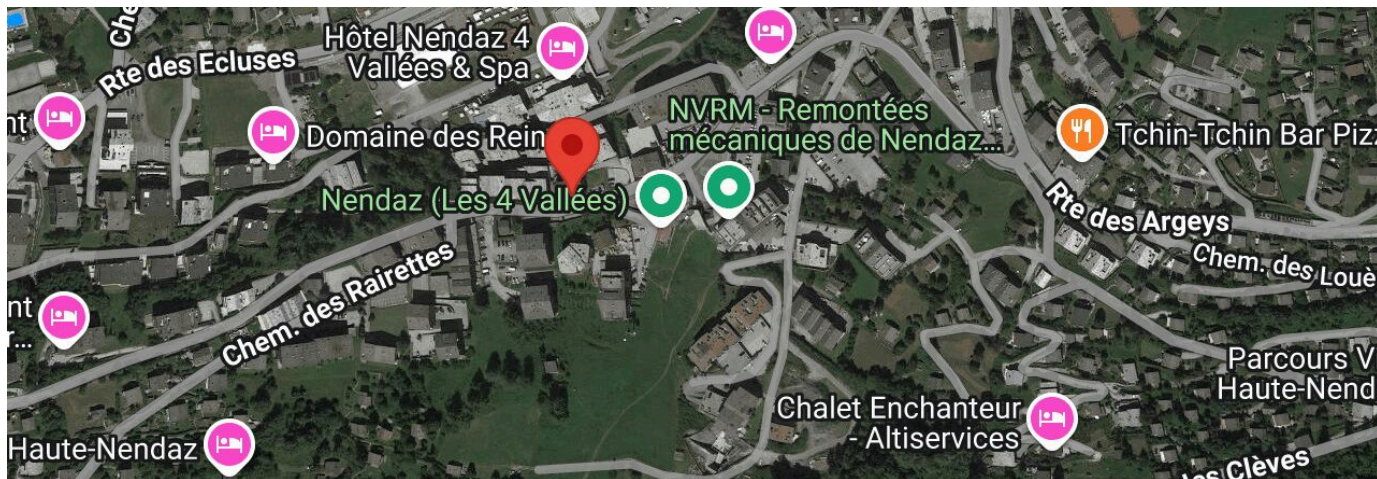
The flat is sold fully furnished, ready for occupation or rental.




Renovation work is underway, and a new kitchen has just been installed.

Don't miss this unique opportunity to acquire a quality property in an exceptional alpine setting.
Contact us to arrange a viewing!

LOCATION

CH-1997 Haute-Nendaz | Route de la Télécabine 50 | **CHF 415,000.-**



			
Public transports	77 m	1 min.	1 min.
Restaurants	48 m	1 min.	1 min.

CHARACTERISTICS

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CHARACTERISTICS

Availability	Immediate	Balcony	1
Type	Condominium apartment	Heating type	Gas
Reference	5334139	Heating installation	Radiator
Sale to persons abroad authorized	Yes	Draining of waste water	Connection to the WWTP
Rooms	2.5	Condition of the property	To restore
Bedroom	1	Standing	Standard
Bathrooms	2	Living area	~ 52 m²
Number of toilets	2	Balcony surface	~ 7 m²
Location floor	1st floor	PPE charges	CHF 3,540.-/year incl. renovation fund
Year of construction	1980	Parking spaces	Not available
Latest renovations	2025		

CONVENIENCES

NEIGHBOURHOOD

- Mountains
- Sports centre
- Cross-country ski trail
- Shops/Stores
- Public swimming pool
- Hiking trails
- Post office
- Tennis centre
- Bike trail
- Restaurant(s)
- Ski piste
- Doctor
- Pharmacy
- Ski resort
- Thermal center
- Bus stop
- Ski lift

OUTSIDE CONVENIENCES

- Balcony/ies

INSIDE CONVENIENCES

- Lift/elevator
- Guests lavatory
- Ski storage
- Open kitchen
- Cellar
- Furnished

- Connected thermostat

- Triple glazing

- Bright/sunny

EQUIPMENT

- Fitted kitchen

- Bath

FLOOR

- Tiles

- Parquet floor

CONDITION

- Planned works

- In renovation

ORIENTATION

- North

- South

- West

VIEW

- Nice view

- Far view

- Valley view

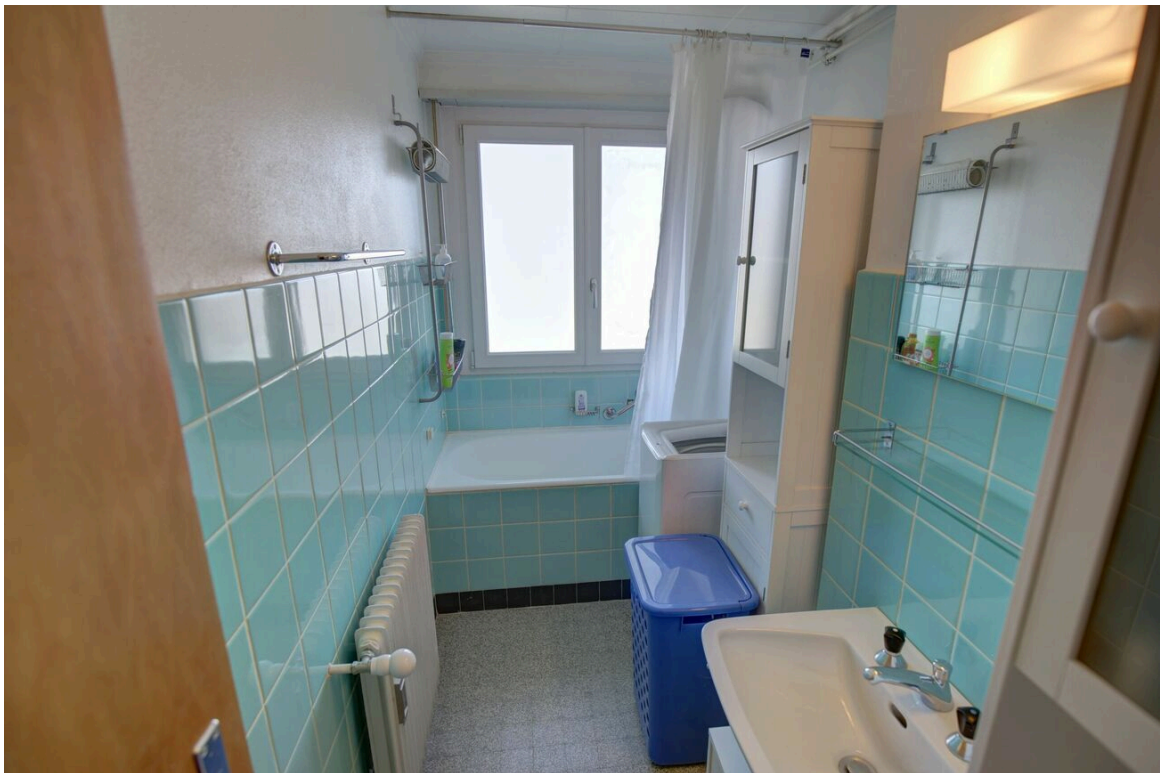
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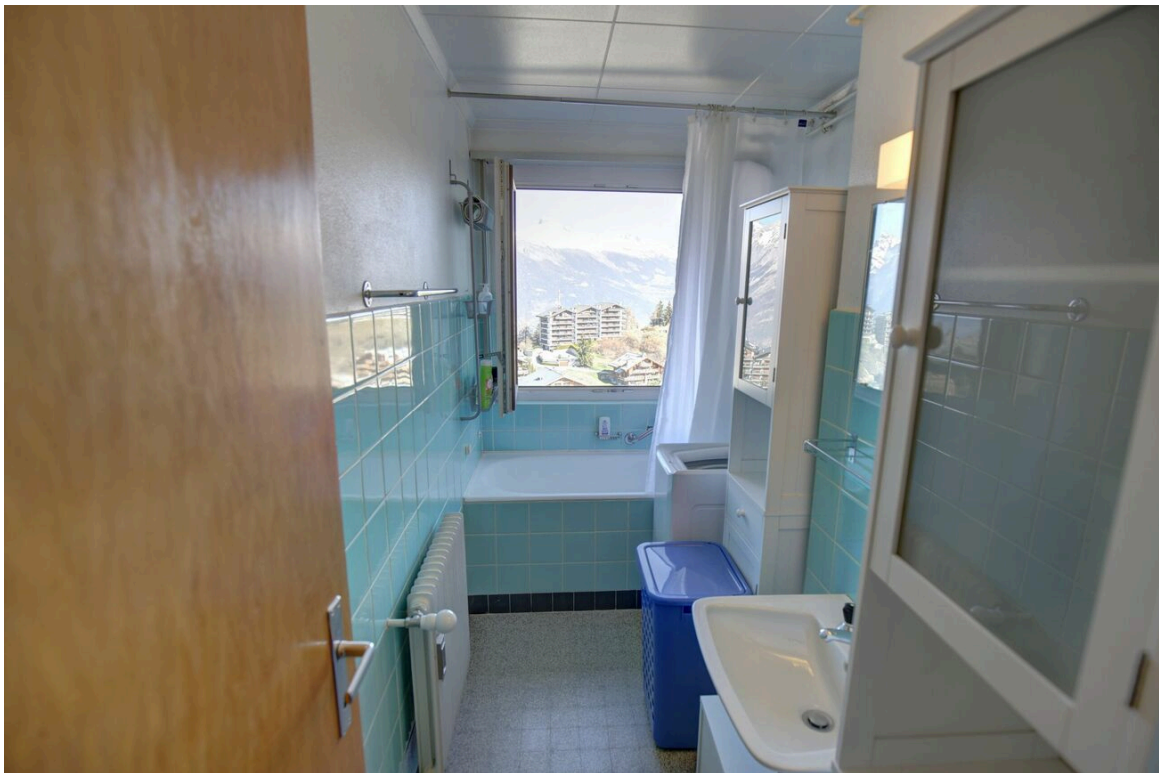
INTERIOR VIEW











EXTERIOR VIEW





