

OMNIA
IMMOBILIER



For sale Ref. 826098

**Become a hotel owner in the 4
Valleys!!!
La Tzoumaz**

Mixed building

CHF 7'600'000.-



DESCRIPTION

Situated in a quiet and elevated zone of La Tzoumaz, directly next to the piste, you will be charmed by the possibilities of this stunning project.

The current project proposes :

Ground floor :

Entrance

Reception with Concierge and 2 guest WC

Restaurant

Industrial kitchen

8 under cover parking places (1 for reduced mobility)

First floor :

2 bedroom apartment with separate living area, large terrace with jacuzzi

1 bedroom apartment with separate living area, large terrace with jacuzzi

Two double rooms with private terrace, that can be interconnected with the 1 bedroom apartment to create a 2 or 3 bedroom property

Second floor :

Two 1 bedroom apartments with separate living area, private terrace and jacuzzi

Two double rooms with private terrace that can be interconnected with one of the 1 bedroom apartments to create a 2 or 3 bedroom property

Third floor :

Owner's penthouse apartment of approximately 150 m², available as secondary residence

Master bedroom



DESCRIPTION

Living area with fireplace

Kitchen

Bathroom and guest WC

Laundry

Dressing

Wraparound terrace of approx 180 m2 with jacuzzi

2 undercover parking places

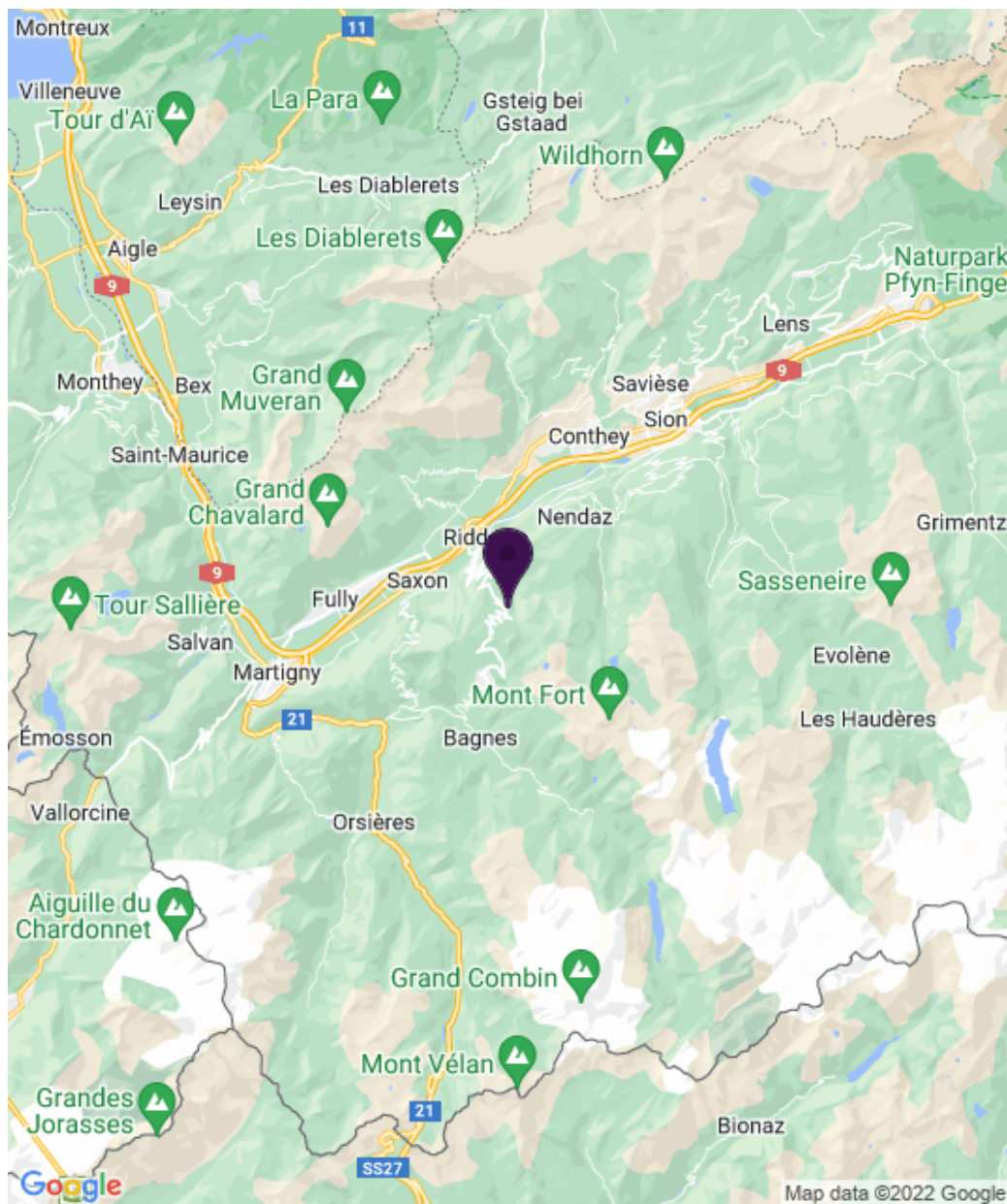
Hotel capacity will be between 20 to 30 guests

All rooms have a private bathroom

The building is service by an elevator

Revenue and occupancy provisions are available





Location

La Tzoumaz is renowned for its family friendly slopes and village, and for the adventurous, Verbier is a short cable car ride away, opening the full 4 Valleys experience on one pass.

Enjoy summer and winter activities for all the family!

The motorway at Riddes is just 15 minutes by car, giving easy access from Geneva and Lausanne and to the entire Rhone valley.

The new approval of the replacement ski lift at Savoleyres will remarkably improve the access to the 4 Valleys from LA Tzoumaz. Also programmed is a new cable car from Riddes in the coming years.

<https://www.latzoumaz.ch/winter/>

<https://www.latzoumaz.ch/summer/>



Technical data

Sales price (CHF)	7'600'000.-
View	Open, Panoramic, Mountains
Date of availability	01.07.2024
Living surface (m2)	577
Surface (m2)	577
Condition	New
Housings	10
Indoor parking	10
Type	Mixed
Surface area of land	1'502

Amenities

- Ski slope 20 meters
- Ski Lift 1,5 km
- Shops and restaurants 1,5 km
- Ski bus 200 metres
- Motorway 15 km

Contact

Dave Elliott
 Mob. +41 78 257 47 45
 Email. dave.elliott@omnia.ch

Notre envie est de vous accompagner dans la **réalisation** de votre **rêve immobilier**



Nos Services

Courtage

- Estimer votre bien à la valeur juste du marché
- Promouvoir votre bien sur les meilleurs supports
- Aboutir à une transaction dans les meilleurs délais et aux meilleures conditions

Promotion

- L'étude de marché et l'analyse du site et de la faisabilité
- La due-diligence préliminaire et l'acquisition de la parcelle
- L'obtention des autorisations, le financement et la construction

Gérance & PPE

- Stratégie locative (mise en valeur et marketing)
- Gestion technique, financière et locative
- Maintenance et administration de l'immeuble

Estimation gratuite
et sans engagement



Estimation

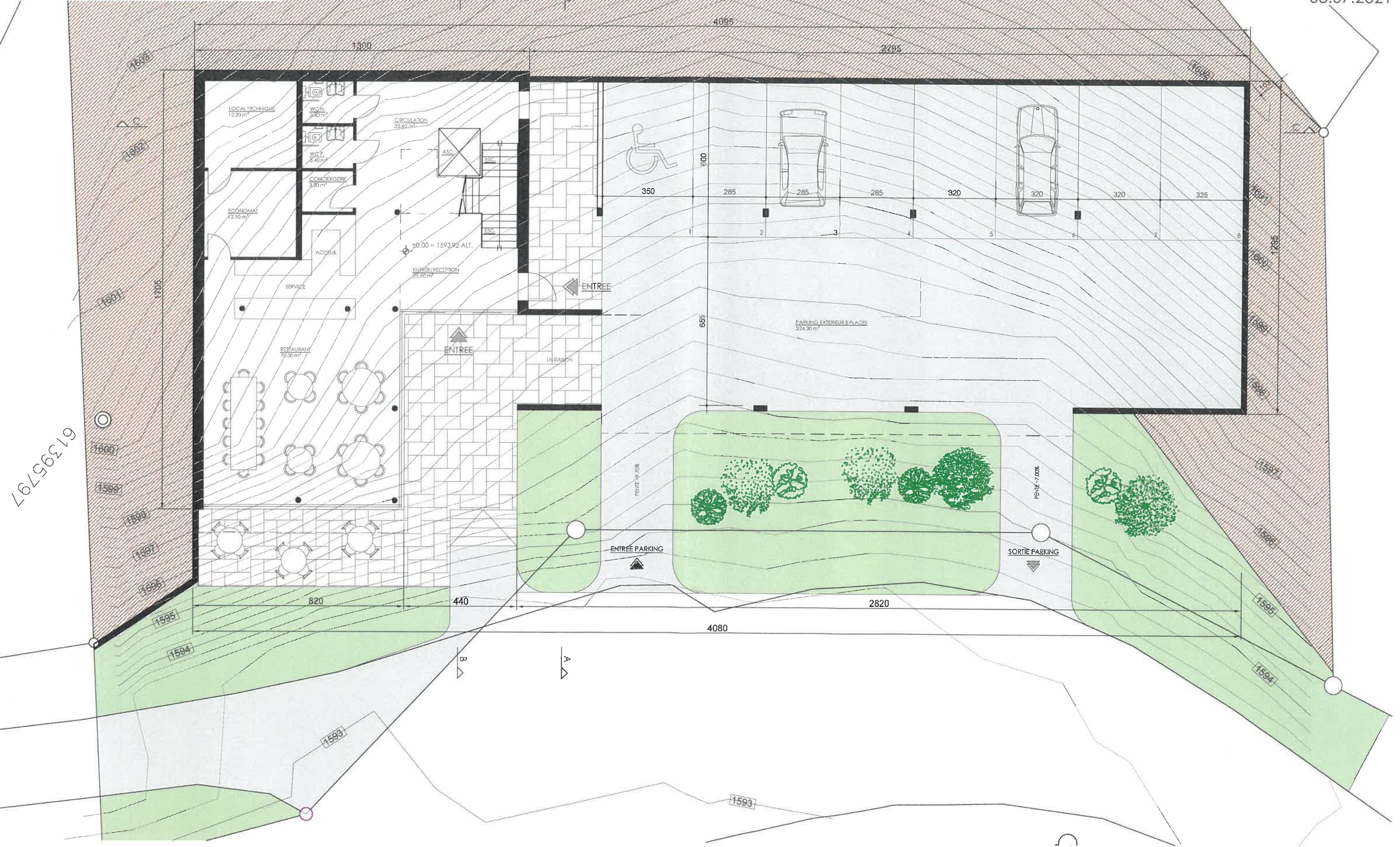
- Un devoir de diligence
- Estimer votre bien à la valeur la plus juste
- Utiliser les outils adéquats aux différents types de biens et les méthodes suisses approuvées

www.service.omnia.ch/estimation-immobiliere-gratuite

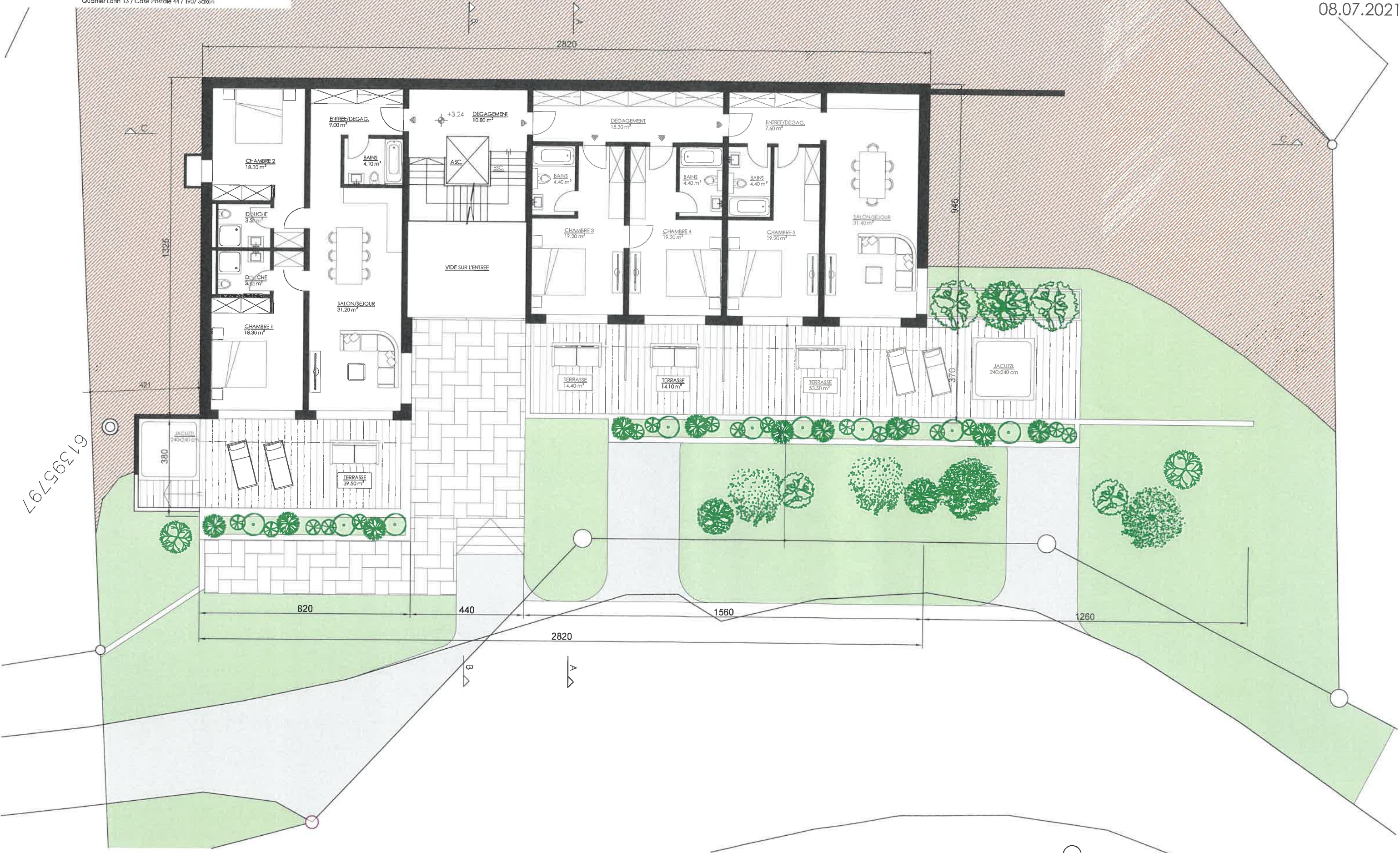
Nos Agences

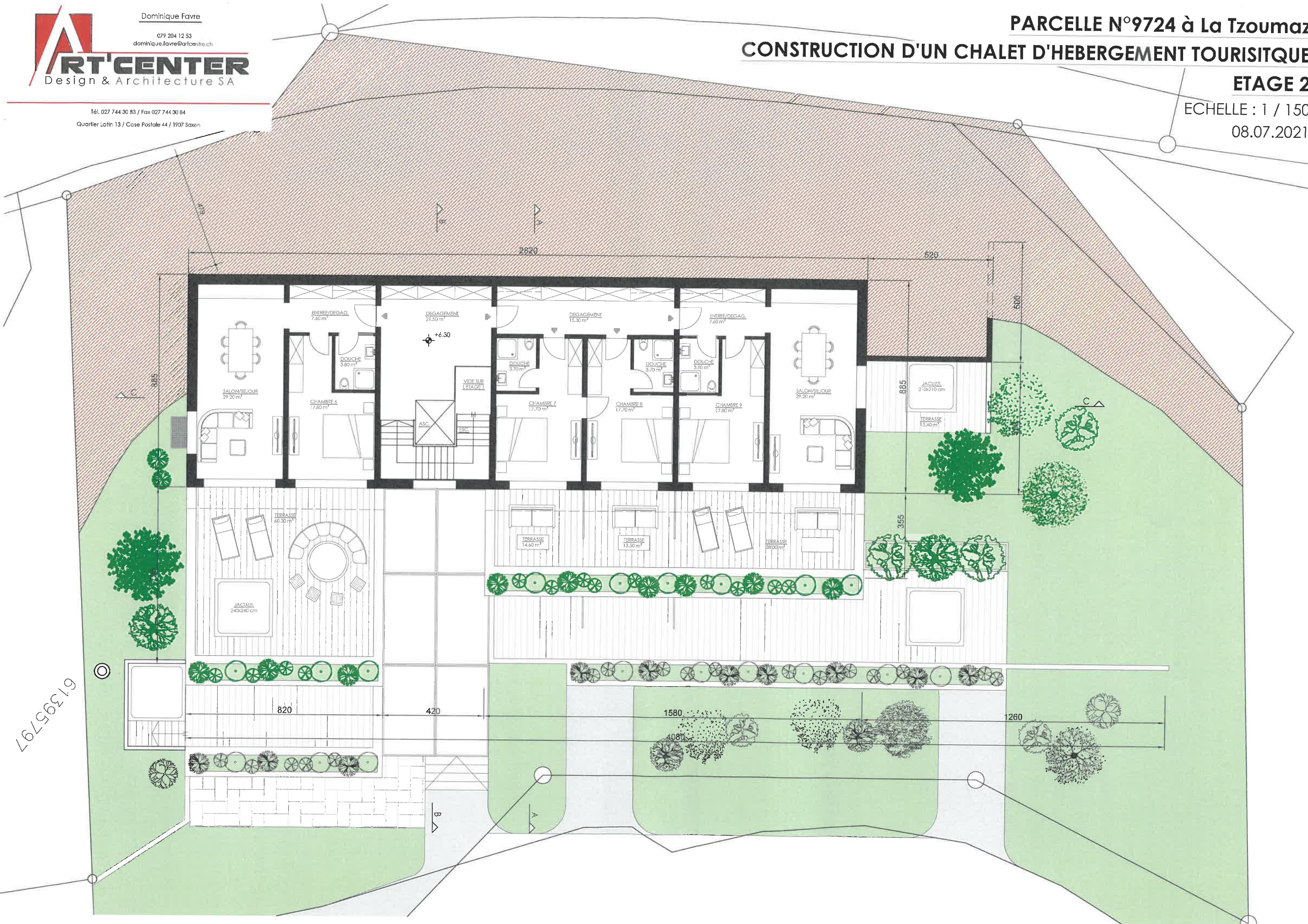
Nos agences réparties sur
toute la suisse romande



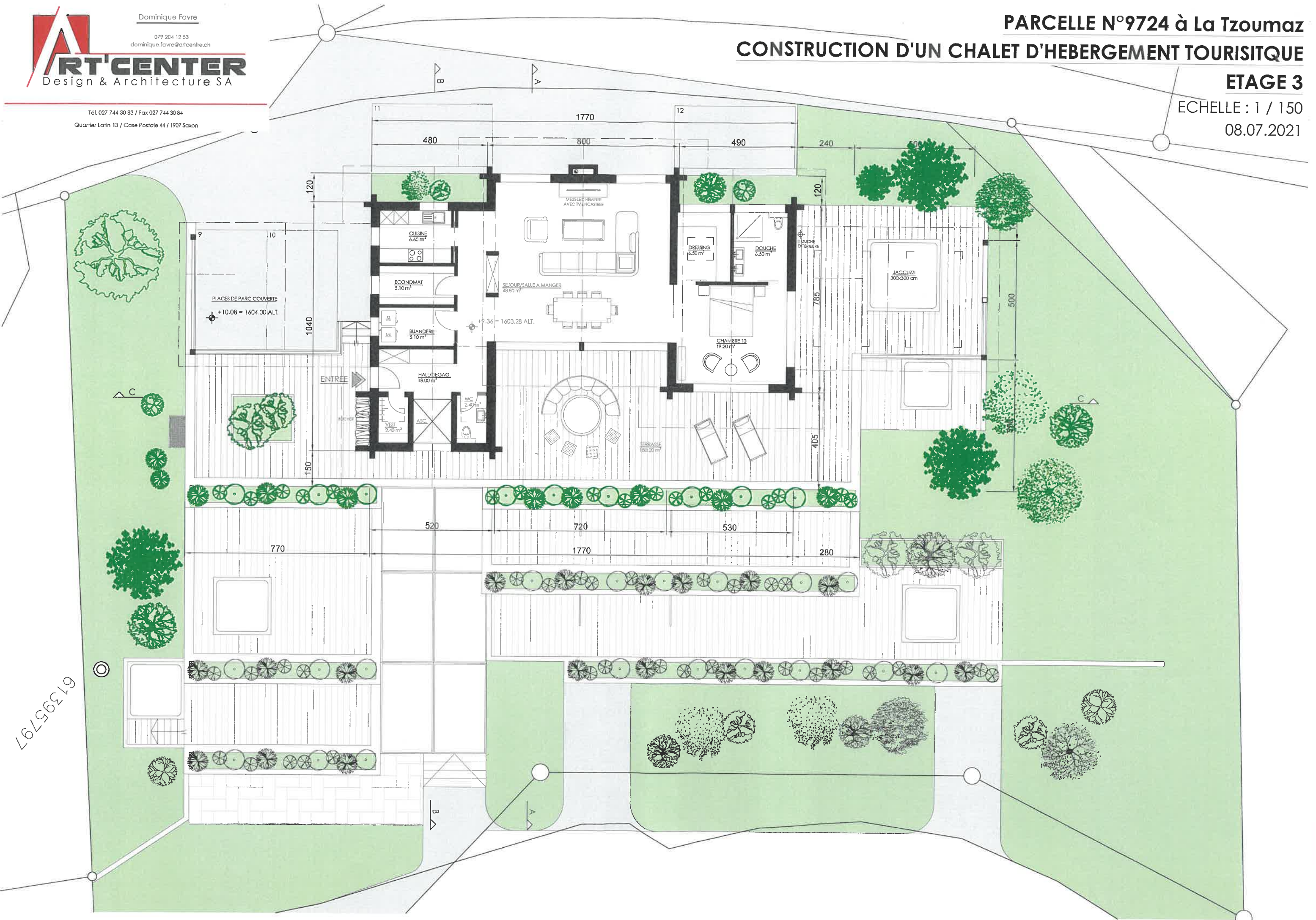


67395797





61395797



61395797

