L O G O

San Sicario

Rif: To 470

Chalet | € 880.000,00 | 2 | 3 | m² 128



A magnificent, newly constructed chalet, nestled in an exclusive hamlet within the basin of the small village of San Sicario. It is a true paradise for mountain lovers—a natural terrace offering views of Mount Chaberton, the Montgenèvre Pass, and the Monti della Luna. The property will be built using high-quality, locally-sourced materials such as wood and stone, featuring refined details and offering the ultimate in comfort. It serves as an ideal retreat, surrounded by lush greenery, private gardens, and communal pathways throughout the hamlet. The residence opens into a spacious, light-filled living area with panoramic views, which connects directly to a private garden. An internal staircase leads to the upper level, housing the sleeping quarters—comprising two bedrooms and two bathrooms—with the master suite boasting a stunning panoramic terrace. An internal connection also provides access to a large, double-car garage.

Expenses: currently being calculated

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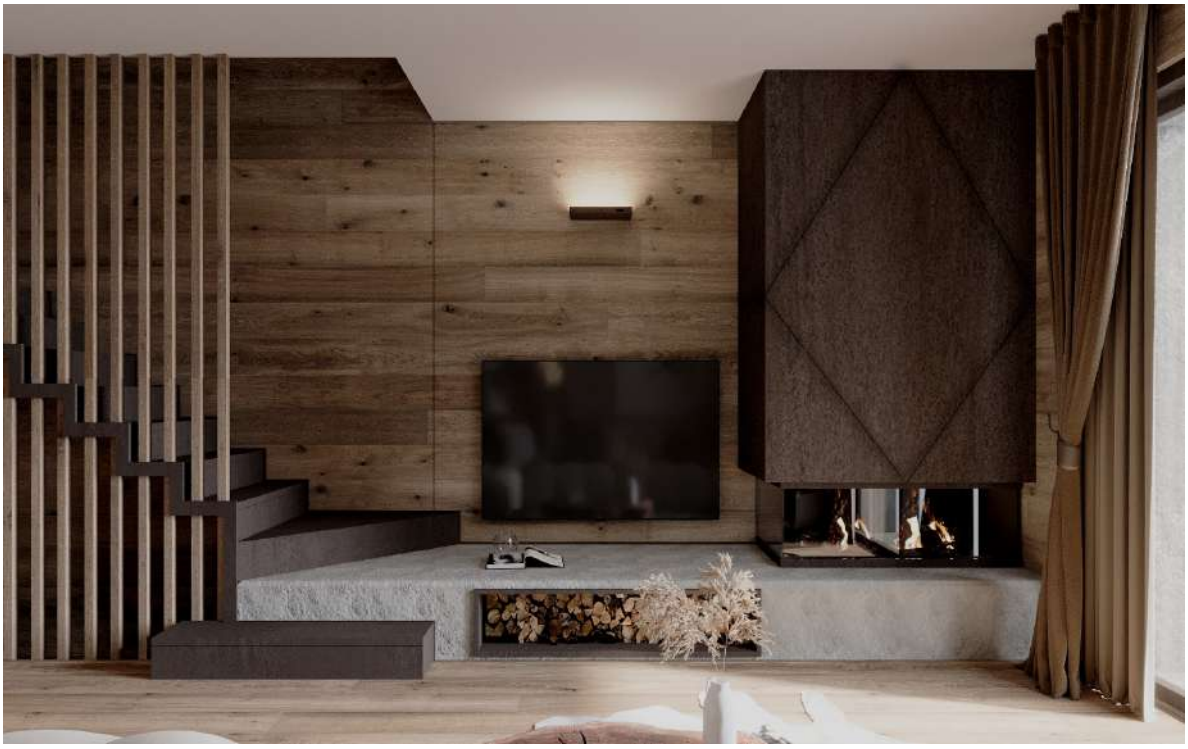




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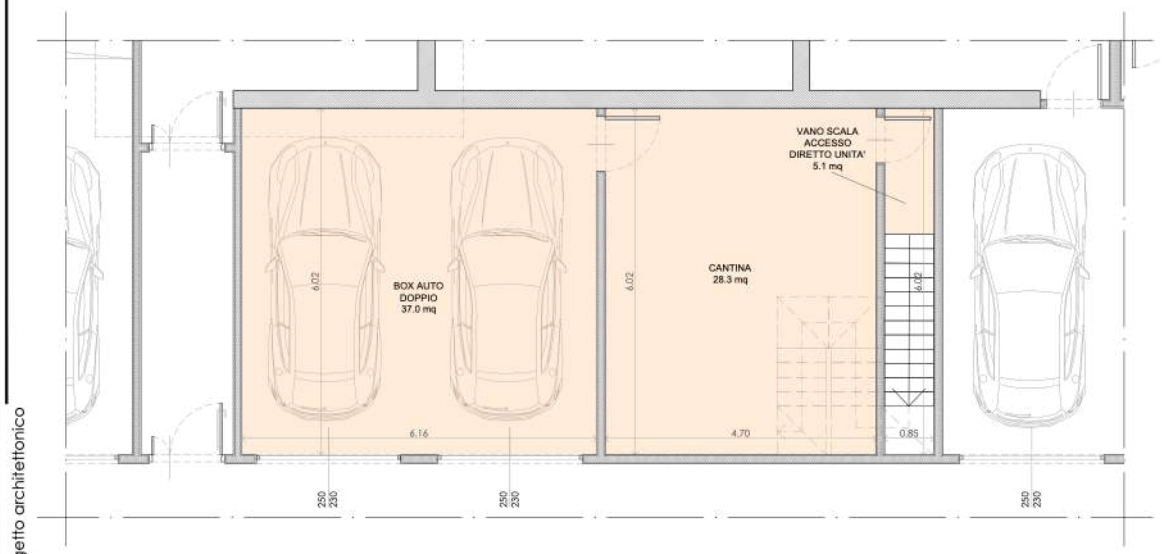
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SAN SICARIO BORGO
CHALET 5 - INTERRATO

0 1 2 3

SCALA 1/50



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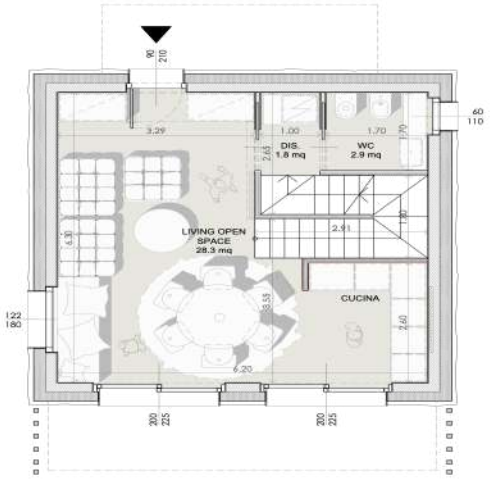
SAN SICARIO BORGO
CHALET 5

0 1 2 3

SCALA 1/50

Cod. Appartamento	N° Locale	Destinazione Uso	Sup. pavimento (mq)	Superficie aeroilluminante	mq	Rapporto	Rapporto 1/8	
PIANO TERRA - CHALET 5/5.1B								
5/5.1B	1	Living	28.30	(1.30*1.20)+(0.20*0.70)+(0.60*0.70)	1.80	0.171	0.125	(1/8) VERIFICATO
5/5.1B	2	Disimpegno	1.00	0.00	0.00			
5/5.1B	3	Wc	2.90	0.60*1.1	0.66	0.228	0.125	(1/8) VERIFICATO
PIANO PRIMO - CHALET 5/5.1B								
5/5.1B	4	Cucina	9.10	0.80*2.00	1.60	0.176	0.125	(1/8) VERIFICATO
5/5.1B	5	Camera	12.90	1.20*2.20+2*0.60*1.1	4.28	0.332	0.125	(1/8) VERIFICATO
5/5.1B	6	Disimpegno	2.30	0.60*2.0	1.20	0.522	0.125	(1/8) VERIFICATO
5/5.1B	7	Wc	3.00	0.60*2.00	1.20	0.400	0.125	(1/8) VERIFICATO
5/5.1B	8	Wc	3.00	0.60*1.1	0.66	0.220	0.125	(1/8) VERIFICATO

RAPPORTO AERO-ILLUMINANTE





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