

# Saas Fee, Mountain Village, Chalets 18 and 19

A new semi-detached 4 bedroom chalet • high quality traditional style • at the sunny end of the village • For delivery December 2009



Simon Malster  
+44(0) 20 8905 5511  
[simon@investorsinproperty.com](mailto:simon@investorsinproperty.com)

 [www.investorsinproperty.com](http://www.investorsinproperty.com)  
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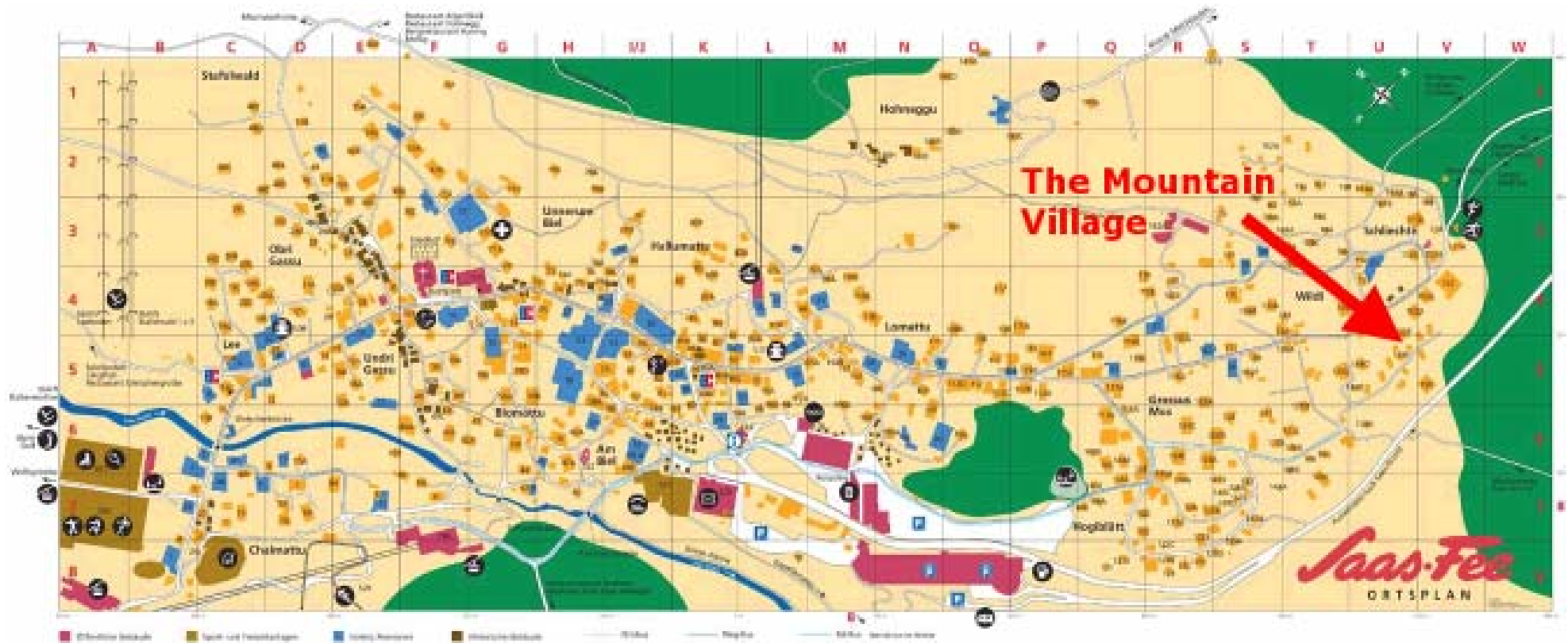
## Saas Fee – Essential Facts

- Attractive traditional high altitude resort
- 2hrs 30 from Geneva or Milan
- Charming pedestrianised village and good for non-skiers
- At 1800m with guaranteed snow with skiing 10 months of the year on glaciers at 3600m
- Ski free one day in Zermatt in the next valley on the same pass
- Good nightlife with a huge choice of restaurants, bars and clubs
- Dual season with plenty of summer activities

[Click here](#) to view the full description of the resort

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## Location

Located at the back of the village (the sunny end preferred by the locals) the Mountain Village is a 5 minute stroll to the local bakery and shop, and ten minutes from the centre of the village. The access to the car park is also easy; it is only five minutes walk.

There are two routes for the electro buses to take you to the ski lift and both are within 150m of the property. Or you can rent a ski locker by the day, leave your boots and skis at the lift and enjoy some après ski and pick up some shopping on your walk home.

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# Property

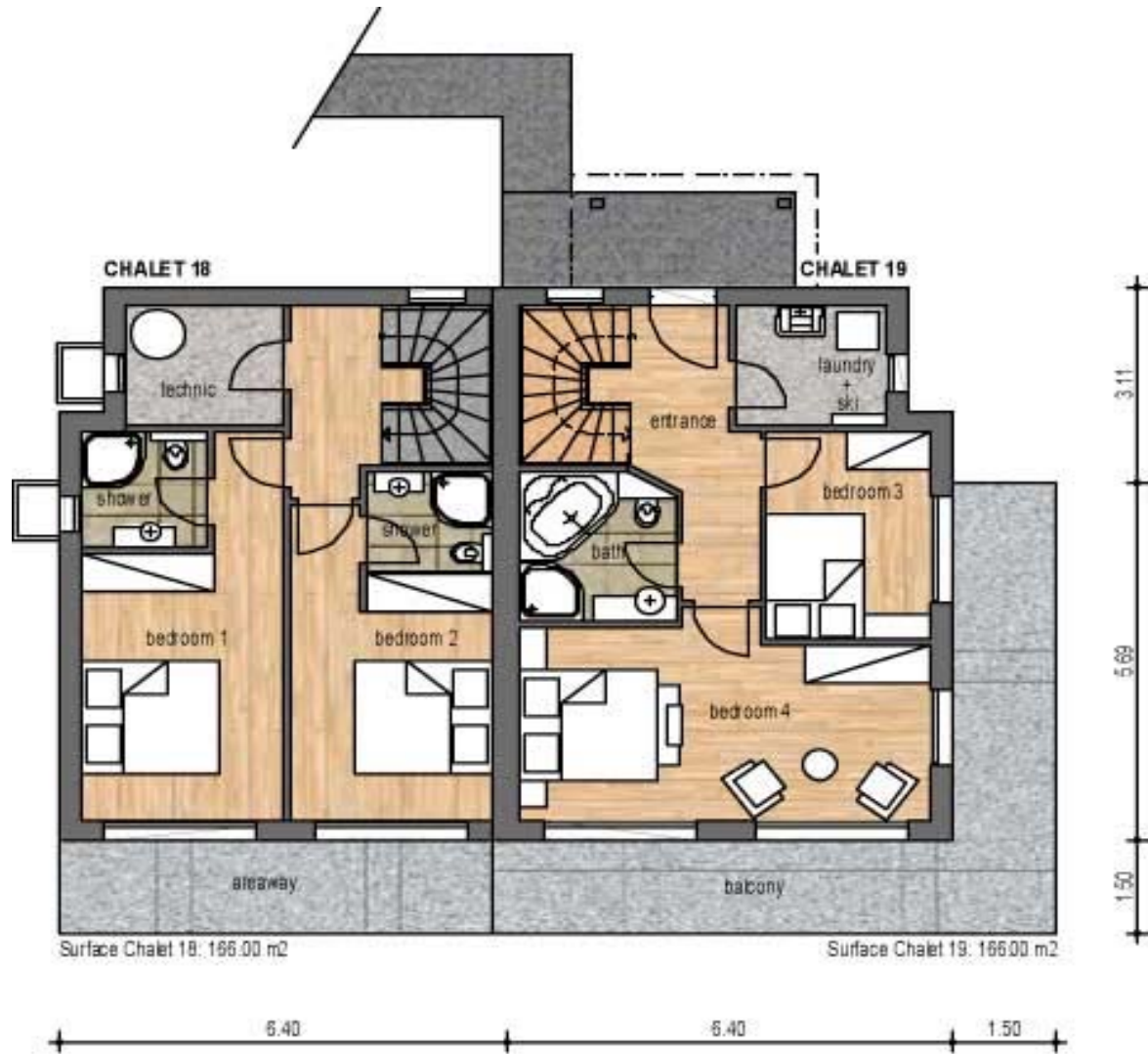


Fabulous views and just five minutes walk to the car park and a ten minute stroll to the centre of the resort. Walk to the Alpine Express lift or rent a locker and leave your skis and boots there take the free electric ski bus which stops 150m from the chalet.

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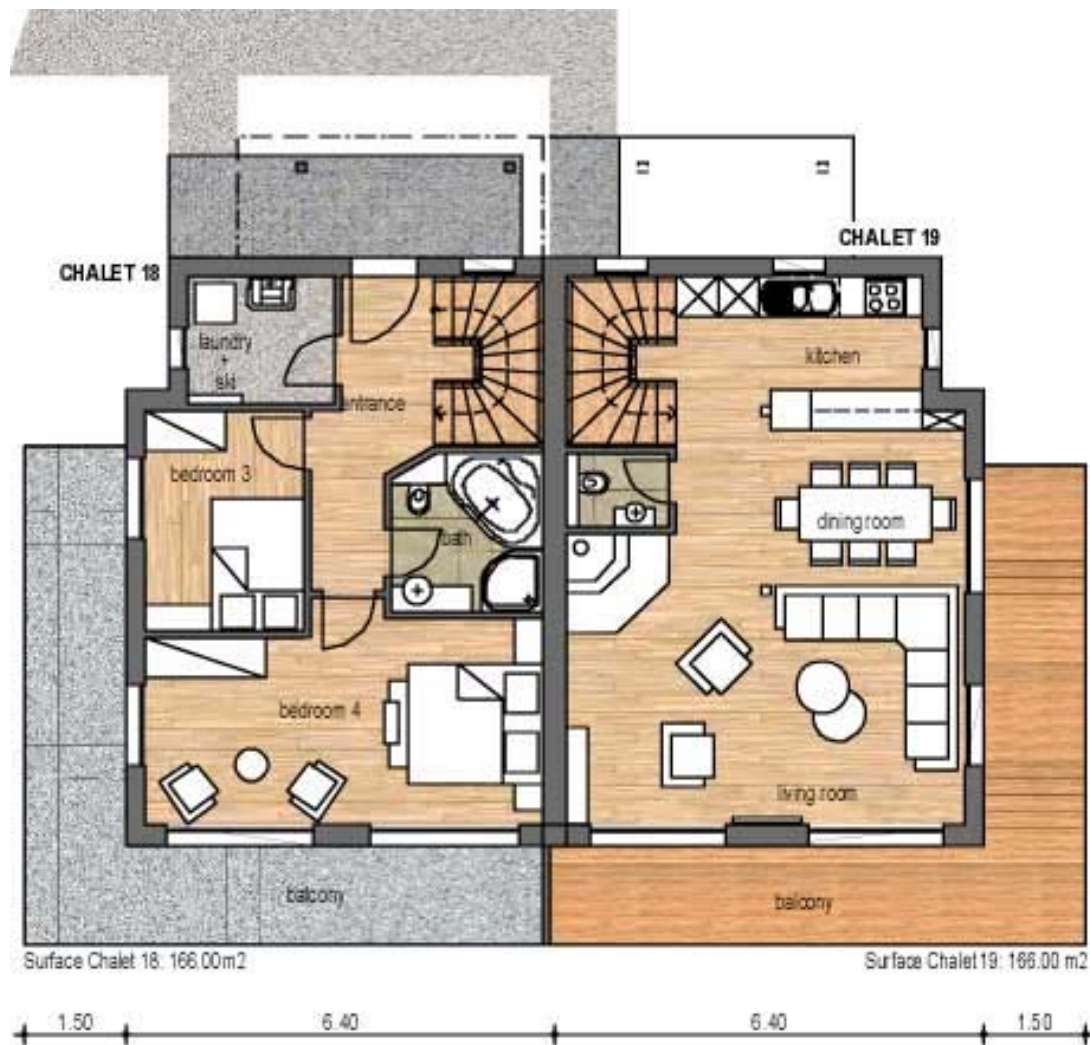
# Floor Plans



*Chalet 18 ground floor*

*Chalet 19 first floor*

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*Chalet 18 first floor*  
*Chalet 19 top floor*

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## Chalet 18 top floor

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## Chalets 18 and 19

The chalets are to be built on three floors and are to be built in similar style to the refurbished chalets in the Mountain Village (but are larger). The chalets are both South facing with fabulous views and each has a gross area of 166 m<sup>2</sup> (including the walls, but excluding the balconies).

**Lower floor:** – 2 double bedrooms, 2 ensuite shower rooms, technical room

**Middle Floor:** Ski room, Master bedroom with en suite shower room, dressing room and balcony, Double bedroom, shower room

**Top Floor:** Living room with open plan kitchen, storage room, fireplace, exposed beams and huge glass windows, doors opening on to the balcony. Guest w.c.

This is a fabulous opportunity to buy your own chalet in the glacier village of Saas Fee where the snow is guaranteed. If you do not have a B permit but are an EU citizen it is relatively easy to obtain one – ask us for details of the requirements. We are able to put you in contact with a notary who could advise you on this.

Chalet 18 is available only for a B permit holder who has their papers in Saas Fee and is paying their Swiss taxes there. This chalet can not be rented out commercially.

Chalet 19 is available to any Swiss resident or a foreigner residing in any Swiss Canton and may be rented commercially

The quality of finish is high. There is a generous allowance for the choice of wood flooring, or tiles, top class sanitary ware for showers and bathrooms, Poggenpohl kitchen with quality hob, fridge freezer, dishwasher etc. The pictures below show the refurbished chalets in the Mountain Village but each client may chose their own tiles, flooring, kitchen etc. so your chalet will be built to order to your taste and style. The chalets will have Broadband and cable TV.

Chalet 18 Price: 1,300,000 Sfrs **Available only to Swiss residents or B permit holders (in Saas Fee)**

Chalet 19 Price: 1,350,000 Sfrs **Available only to Swiss residents or B permit holders**

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## Resort information – Saas Fee



About two and a half hours drive from Geneva or Milan, Saas Fee is one of our favourite resorts, a high altitude traditional traffic free village in a dramatic setting surrounded by glaciers.

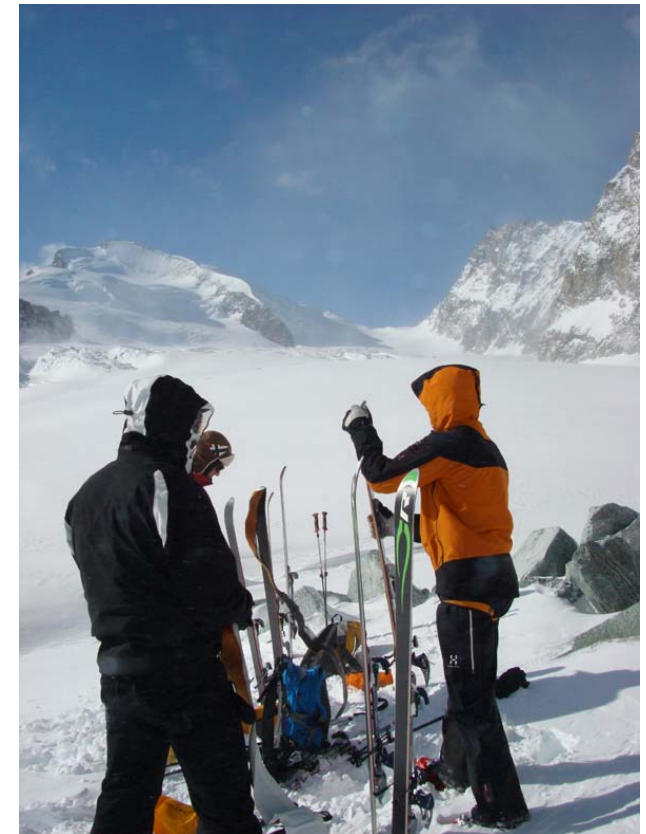
The village oozes Swiss charm; narrow streets lined with old chalets, traditional barns set on stones, with a church and mountain guide office and school at the centre of the village.

There is a huge selection of good restaurants, traditional tea houses and shops but there is also a great après ski scene, starting in the snow bars near the lifts and ending with live music in Popcorn or cool bars such as Poison and the Living Room.

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All visitors to Saas Fee have to park in the multi-storey car park at the entrance to the traffic-free village and take an electric taxi to their chalet but the Mountain Village is only five minutes walk from the parking. The electric taxi shuttle service stops just 150m away to take you to the ski slopes. There are lockers at the ski lift if you prefer to leave your skis and boots and participate in the après ski on your way home.



With most of the skiing between 2500m and 3500m skiing is possible throughout the year and the lifts are open from July right through autumn until the end of April, so you have skiing 10 months of the year. Zermatt and other resorts are within one hour. If you are looking for a snow guarantee, this is it!

If you enjoy ski touring, then Saas Fee is one of the best resorts in the Alps.

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Saas Fee is a charming, traditional village and there is plenty to do as well as skiing

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Saas Fee is at 1800m and has glacier skiing all year round at 3600m. The ski pass includes a free day in Zermatt in the next valley.

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## Summer

Saas Fee is a real village, a true dual season resort. Apart from its 350 km-long network of hiking paths, the Saas Valley also has a wide variety of summer activities for both old and young, such as summer skiing and snowboarding, mountain-biking, swimming pool, tennis courts, golfing, pétanque, pit pat, trekking on horseback, scooters, aerobics, climbing sessions for children and sunrise excursions, to name but a few.

There is also a rope challenge in the forest and the Feeblitz, a children's roller coaster. Unlike so many of the mega-resorts this small village has a fabulous atmosphere both summer and winter, 'Small is beautiful'.



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## Property prices

Demand for property in Saas Fee was so strong and prices were rising so fast that the commune of Saas Fee restricted new construction to just 1500 m<sup>2</sup> per year – this is enough only for two new apartment buildings. Permits for the construction of new individual chalets are usually only given to locals. So it is very rare to have new properties and they sell quickly.

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## Legal requirements

A foreigner could buy a new property in Saas Fee if they apply for a B permit as this gives the right to reside in Switzerland and to buy a property there. It is easy to obtain a B permit, particularly if you are over the age of 50 and you do not need to work in Switzerland. If you are under 50 your parents could apply and then transfer the property to you even if you do not have a B permit yourself. If you do not renew your B permit after you have purchased a property you are permitted to keep the property. We are able to assist with your B permit application as part of the purchase process. There are rarely any negative tax implications and sometimes there are considerable advantages. Please ask for our fact sheet. There is also some useful information on the Swiss government web site - [www.bfm.admin.ch/bfm/en/home/themen/schweiz\\_eu/aufenthalt\\_der\\_eu/eu-17\\_efta/faq\\_haeufig\\_gestellte.html](http://www.bfm.admin.ch/bfm/en/home/themen/schweiz_eu/aufenthalt_der_eu/eu-17_efta/faq_haeufig_gestellte.html)

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# Viewing

Arranging to visit is easy and inexpensive, as EasyJet ([www.easyjet.com](http://www.easyjet.com)) have many cheap flights to Geneva or take a flight to Milan.

Saas Fee is only 1hr 15 minutes from Sion and [www.snowjet.co.uk](http://www.snowjet.co.uk) a new scheduled service flying from London Stansted to Sion makes this an easy transfer. They fly on Saturdays and Sundays starting from Dec 19th leaving at a very civilised 10am and arriving in Sion at 13hrs. Flights are from only £99 with free ski carriage and 20kg luggage. If you want to take a long weekend instead of a week you could rent a car from Avis or Europcar from Sion and drop it in Geneva or just take the train and fly back with another airline mid week.

If you would like to stay overnight, we can recommend good hotels in the area, suitable for all budgets. We have a huge demand from clients wishing to buy in the high altitude resort of Saas Fee so these chalets will sell fast. Please make an arrangement to view as soon as possible. If you are thinking of staying overnight or visiting more than one resort we will make recommendations and set up an itinerary for you.

For our visits information with tips on visiting and recommended hotels contact:

**Simon Malster – Investors in Property**

**Tel: +44 (0)20 8905 5511**

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## Company Profile

Investors in Property specialise in the sale of ski chalets and apartments in Switzerland, Austria, France & Italy. We have over 20 years experience and an unrivalled knowledge of well established and up and coming ski resorts. We will provide expert advice and professional guidance through every step of your purchase. If you have any questions or need general advice please do not hesitate to contact us.

Ski chalets for sale in Saas Fee • Ski chalets for sale in Switzerland • Ski property for sale in the Swiss Alps

### Disclaimer

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