Collections Privées

Agence Monde des Neiges, Auron



Presentation file · September 2026

Three bedrooms, snow front.

€950,000

Auron, snow front · 73 m² · three bedrooms, three bathrooms

First Line to the Slopes

This stunning 3-bedroom apartment sits directly on the snowfront, offering the ultimate convenience for ski enthusiasts. Simply cross the road and you're on the slopes—no shuttles, no walking, just pure skiing pleasure.

Spanning 73 square meters, the apartment features three comfortable bedrooms and three full bathrooms, making it perfect for families or groups. The living spaces are bathed in natural light with views of the surrounding mountains and ski runs.

Finished to the highest standards with quality materials throughout, this property is ready to move in immediately. The apartment is part of the prestigious Le Monde des Neiges development, benefiting from its exceptional location and community.

Need additional space? A beautifully finished studio is available right next to this apartment—perfect for guests, staff, or as an independent rental unit. View the studio →

Living Snowfront in Auron

A snowfront position in Auron is the most coveted location. Being front-row means the slopes are just across the road—no shuttles, no long walks. You step outside, cross, and you're skiing. At day's end, you're back within meters of home. For families and those prioritizing convenience, nothing compares.

Monde des Neiges enjoys this privileged position at the heart of the ski domain. The resort offers 135 km of slopes with modern lifts. Beyond ski season, the snowfront transforms into the gateway to Mercantour National Park, offering hiking, mountain biking, and outdoor activities from June to September.

Auron sits at 1,600m altitude in the Alpes-Maritimes, 90 minutes from Nice and the Mediterranean. This proximity to the Côte d'Azur makes it unique—beach in the morning, slopes in the afternoon. Nice Airport serves over 50 destinations, making Auron one of the most accessible resorts for international owners.

Investment Potential

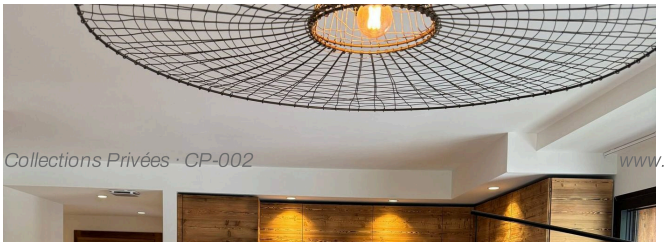
Ready-to-rent properties in prime locations are among the safest real estate investments. This snowfront apartment combines premium location (first line to slopes), immediate rental capability, and strong seasonal demand.

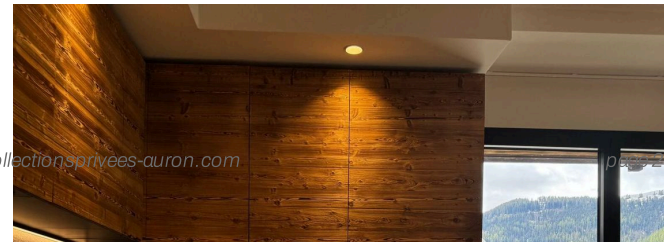
Auron's snowfront properties appreciate significantly. Limited inventory (under 8% snowfront) ensures sustained demand from international buyers. Rental yields for furnished apartments in this location average 6-8% annually.

This property offers dual benefits: personal use during desired weeks, plus rental income during peak seasons. The turnkey condition eliminates renovation risk and accelerates revenue generation.

1h30 from Monaco and the French Riviera

This exceptional property is ideally located just 1h30 from Monaco, Nice and Cannes via the A8 motorway and M6202. This unique proximity makes Auron the luxury ski resort of choice for French Riviera and Monaco residents.





Reference
CP-002

Bedrooms
3

Bathrooms
3

Living Space
73 m²

View
Mountain & Slope Views

Ski Access
Snowfront - First Line

Availability
Ready to Move In

Development
Le Monde des Neiges

What matters.

Snowfront location - first line to slopes

73 m² of well-designed living space

3 bedrooms with 3 full bathrooms

Cross the road to ski

Ready to move in - fully finished

Part of Le Monde des Neiges development

Mountain and slope views

Quality finishes throughout

Excellent rental potential



The old-timber kitchen, stone worktop



The timber terrace, on the top floor, under the residence roofs



From the terrace: Auron's slopes in the front row



A bedroom, opening onto the balcony and the slopes

Non-contractual photographs: they show a neighbouring apartment of identical layout, finish and view, for illustration only. The actual property differs noticeably.



A bathroom: stone basin, backlit mirror, walk-in shower

Viewings by appointment.

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By appointment, in Auron and Monaco.

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Frequently asked questions.

Is the apartment move-in ready?

Yes. Unlike off-plan properties, this apartment is fully finished and immediately available. All fixtures and furnishings are included. You can begin using it or renting it as of closing.

What makes a snowfront location premium?

Snowfront is the most coveted location in any resort. You have unobstructed slope access, morning fresh snow, and views of the action. In Auron, snowfront properties represent less than 8% of inventory, making them exceptionally rare.

Can I rent this apartment part of the year?

Yes. Fully-finished apartments like this are ideal for rental programs. You can use it yourself in winter, then place it in a managed rental program for maximum returns in peak seasons.

Is furniture included?

Yes. The apartment comes fully furnished and equipped. You can move in immediately or rent it as furnished, which commands higher nightly rates in the rental market.

What are the annual costs of ownership?

Condominium fees (approximately 2,000 euros/year), property taxes, and insurance are standard. Rental programs typically handle management costs. We can provide a detailed breakdown of all ownership expenses.

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