

# CHALET BELLARIA

AURACH BEI KITZBUHEL, KITZBUHEL, AUSTRIA

| 5 | 12 | 6 + 2 HALF | 6,560 |
|---|---|---|---|
| BEDROOMS | GUESTS | BATHROOMS | SF |



# CHALET BELLARIA

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Chalet Bellaria is an exquisite alpine retreat nestled in the heart of Kitzbuhel, Austria's most glamorous ski destination. Set amid snow-dusted peaks and rolling meadows, the chalet enjoys a privileged location surrounded by postcard-perfect scenery, where nature and refinement merge seamlessly. Just moments from Kitzbuhel's world-famous slopes and the charming medieval town center, the property offers access to fine dining, designer boutiques, and vibrant apres-ski culture, while preserving the tranquility and privacy of an exclusive mountain sanctuary.

Inside, Chalet Bellaria unveils a world of refined elegance and contemporary comfort. The living room serves as the heart of the home, a spacious, light-filled area adorned with plush seating, a modern fireplace, and panoramic windows framing sweeping alpine views. Every detail evokes warmth and sophistication, creating an inviting atmosphere ideal for social gatherings or serene relaxation. The adjoining dining areas—two in total—allow for both formal dinners and casual family meals, while the gourmet kitchen comes fully equipped with state-of-the-art appliances, designed for culinary excellence and effortless entertaining. The property features five beautifully appointed bedrooms, including four en-suite double bedrooms, a children's room, and an additional single room for a nanny, accommodating up to eight adults and four children in supreme comfort and discretion.

The chalet's wellness and leisure facilities define indulgence at its finest. A lavish private spa area includes an indoor pool with a waterfall, sauna, hammam, and snow-ice crystal maker, offering the ultimate rejuvenation experience. Outdoors, expansive terraces open toward mesmerizing mountain vistas, inviting guests to bask in crisp alpine air or unwind by the fire pit after a day on the slopes. Thoughtfully designed outdoor lounges, a wine-tasting room, and a small bar complete this unparalleled mountain residence—a true jewel of Kitzbuhel where luxury, tranquility, and nature coexist in perfect harmony. Together with Chalet Montana, Chalet Bellaria can be rented as part of the Montana Estate, which embodies the pinnacle of alpine luxury in Kitzbuhel, where grandeur, seclusion, and natural splendor unite in perfect harmony.

## INTERIOR

- Air Conditioning
- Bar
- Cable, Satellite or Smart TV
- Dining Room
- Fireplace
- Hammam
- Indoor Pool
- Media Room

## EXTERIOR

- Al Fresco Dining
- BBQ
- Outdoor Kitchen
- Patio
- Terrace

## LOCATION

- Mountain View

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## INTERIOR

- Sauna
- Sound System
- Staff Quarters
- Walk-In Closet
- Wine Storage



# CHALET BELLARIA

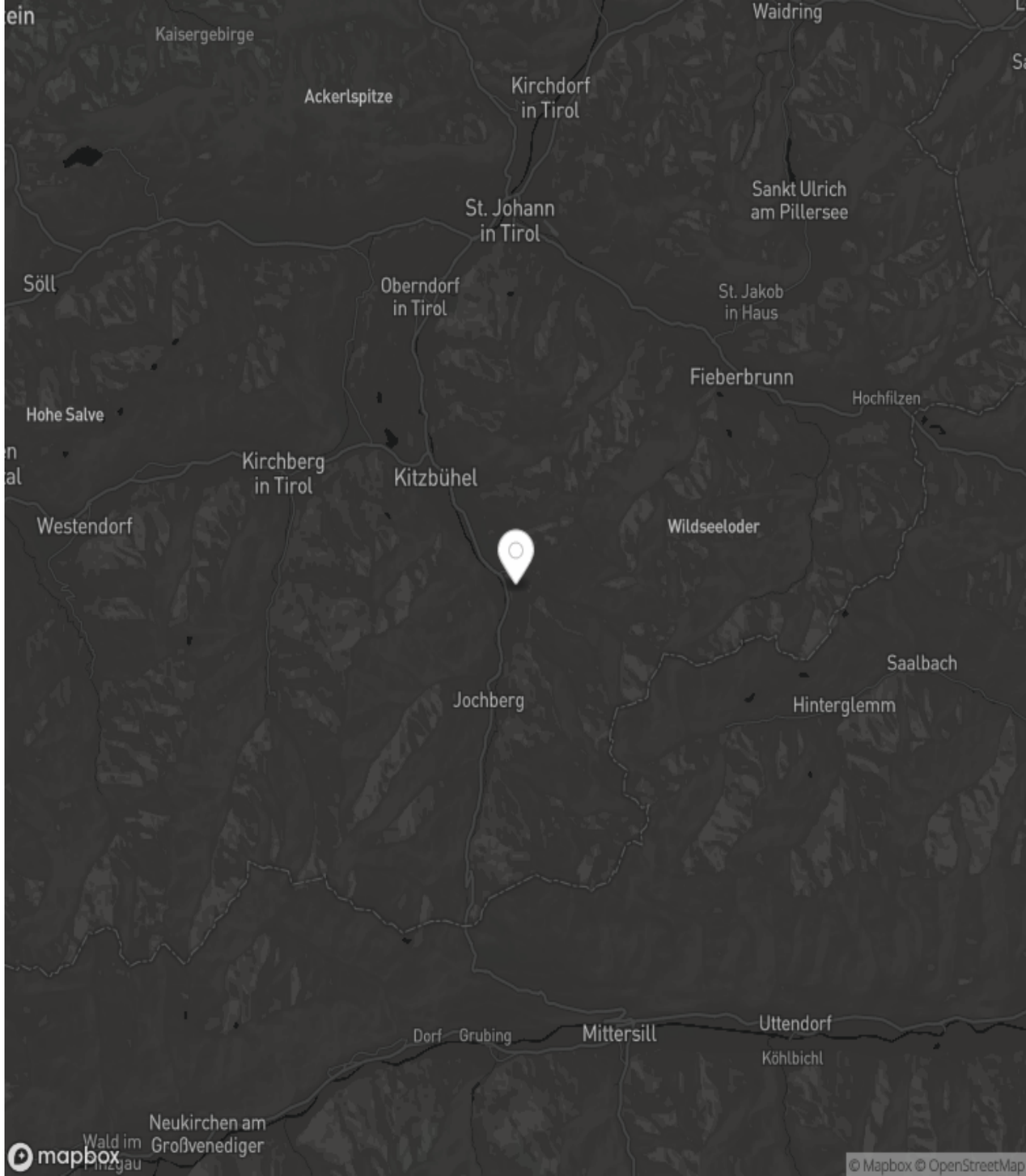
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# KITZBUHEL

AURACH BEI KITZBUHEL

Winter in Kitzbuhel brings the celebrated ski season, when the slopes fill with confident intermediates and experts tackling the Hahnenkamm piste. The ski area spans multiple peaks, offering both gentle runs for family ski outings and steep descents for those seeking adrenaline. Summer invites guests to explore alpine meadows and attend open-air music events in the old town.





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## INCLUDED SERVICES

Every detail of your stay has been meticulously considered; each luxury home has a dedicated on-site team, including a steward, housekeeping staff, and field manager.





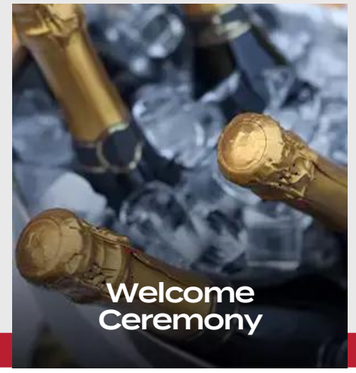






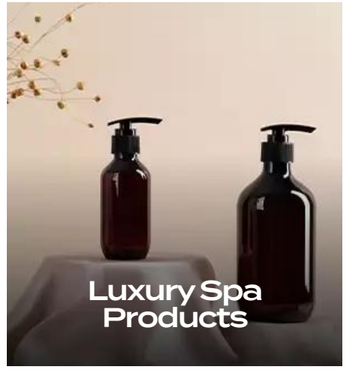








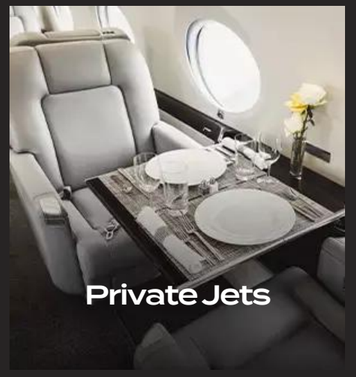


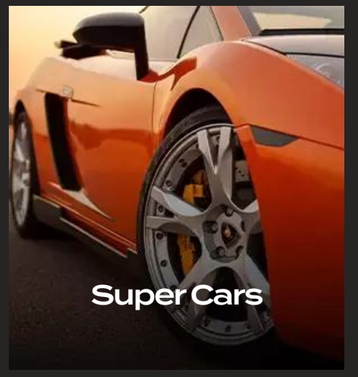
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## ADDITIONAL SERVICES

To further elevate your stay, we offer additional services that include an on-site chef, pre-arranged chartered flights and yachts, access to exclusive establishments and events, and tailored experience packages.











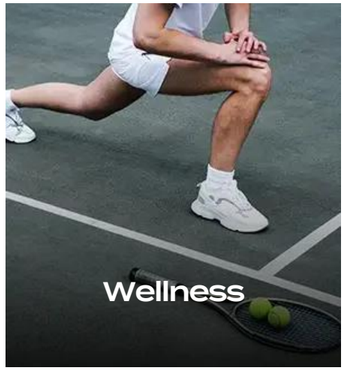


















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## WHO WE ARE

LVH is the preeminent super home chartering company offering ultra-luxury homes in hundreds of global destinations. Each home in our collection is carefully curated to deliver the highest standard of quality and comes complete with a full-time steward, housekeeping & concierge access.
Our team will orchestrate the entire experience including in-home services, daily activities and travel logistics. LVH Domus, our invite-only membership, brings the same level of service to every day of your life. Endless possibilities await the most discerning families.



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CURATORS OF
IMMEASURABLE
MOMENTS

LVH HEADQUARTERS
505 Fifth Avenue, 15th Floor
New York, NY 10017, USA

LVHGLOBAL.COM
1-212-244-4001
BOOKING@LVHGLOBAL.COM