



FREQUENTLY ASKED QUESTIONS

The Development

Where is Champéry?

Champéry is located in the canton of Valais and forms part of the Franco-Suisse Portes du Soleil ski region

When will the development be completed?

It is anticipated that Champéry Lodge will be finished by September 2007

Construction guarantees?

There is a federal construction guarantee of 5 years for construction defects and 10 years for hidden defects
There is no guarantee for resale properties

Parking & Cellars

2 underground parking spaces and a large storage cellar are included in the purchase price of each apartment

Furniture

Alpine Lifestyle Partners is able to offer purchasers a choice of furniture, linen and crockery packages especially suited to the rental market

Financial Aspects

Payment

The full purchase price must be paid for in Swiss francs
Please see the information sheet **PURCHASE PROCEDURE**

Exchange Rates

1 GBP = 2.42 CHF

1 EUR = 1.62 CHF

Bank Financing

Mortgage financing has been arranged with the Banque Cantonale du Valais at 60%-80% loan-to-value depending on the client's financial situation
Current variable interest rates are around 3.2% pa and 1% capital repayment pa

Stamp duty, taxes and legal costs

Typically in Valais, purchasers pay 2.5% of the purchase price for legals and taxes and 1.2% for the mortgage note

Service charges

Service charges (PPE) must be paid annually and will amount to between 0.75%-1.5% of the purchase cost
These charges cover electricity, heating, water, maintenance, building insurance etc

Rental

When not in use by owners, the Rives Reines apartments have been designed to be rented out
Alpine Lifestyle Partners in conjunction with its associates will manage this process on your behalf

Legal Aspects

Legal

The properties are freehold and are owned within the Swiss Propriété par Etages (PPE) legislation

Can I resell my property?

In Valais, foreign purchasers must currently hold onto their apartment for a minimum of 5 years (recent law change March 2007).

Notaire

Laurent Nicod (lawyer/notary) in Monthey is the independent notaire who will act for the seller and the purchaser
Please see the information sheet **PURCHASE PROCEDURE**

Sales

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