

# Chalet Henne

**Region:** Ski Circus   **Sleeps:** 10

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## Overview

Welcome to Chalet Henne, a pinnacle of luxury nestled in the breathtaking Austrian Alps. This exceptional estate spans 1,000 square meters, offering a serene retreat for up to 10 guests. With five lavish bedrooms, a grand piano-adorned living space, and a gourmet kitchen catered by private chefs, Chalet Henne ensures every comfort is met. Guests can unwind in a 14-meter pool, challenge themselves on a rock-climbing wall, or enjoy cinematic experiences in a state-of-the-art home theatre. Families with children will find Julisam delightful, featuring interactive elevators, a playroom with secret tunnels and ball pits, and outdoor playgrounds with trampolines and a mini soccer field. For larger groups, Chalet Lion provides additional accommodations just steps away.

**The chalet is available year-round, but facilities, property and local amenities may vary depending upon season.**

## Winter | Ski Chalet

### November - April

In winter, Chalet Henne transforms into a cosy haven amidst snow-capped peaks. Guests can ski directly to the chalet from the nearby slopes or explore Austria's renowned ski resorts, such as Kitzbühel and St. Anton. After exhilarating days on the slopes, unwind by the fireplace in the spacious living room with panoramic views. Indulge in après-ski relaxation with the chalet's luxurious amenities, including the pool and wellness facilities. For those seeking cultural experiences, nearby towns offer charming Christmas markets and opportunities to explore Austria's rich history and cuisine. Chalet Henne's commitment to sustainability ensures guilt-free indulgence in a winter wonderland.

## Summer | Alpine Chalet

### June - September

In summer, Chalet Henne offers a serene escape amidst alpine meadows and blooming alpine roses. Guests can hike or bike through scenic trails right from the chalet's doorstep, discovering the natural beauty of the Austrian Alps. Relaxation continues with outdoor dining on the expansive terrace or in the gourmet kitchen featuring seasonal delights prepared by private chefs. Families can enjoy the playroom and outdoor playgrounds, while fitness enthusiasts can use the rock-climbing wall and fitness room. Cultural excursions to Salzburg or strolls through historic towns enrich the summer experience. Chalet Henne's dedication to CO2-free energy ensures guests can enjoy the pristine environment guilt-free, making it an ideal retreat for relaxation and exploration in the summer months.



Chalet Henne promises an unforgettable retreat where luxury meets sustainability amidst the stunning Austrian Alps. Whether you seek winter adventures or summer tranquillity, every detail at Chalet Henne is designed to exceed your expectations. Discover the epitome of alpine luxury and reserve your fully catered stay today for a bespoke experience tailored to your desires.

## Facilities

Chef/Cook Included • Gym/Fitness Room • DVD • Cots (Cribs) • Indoor Games • Rural Location • Spa/Massage • Air-Con • Games Room • Lift • Wi-Fi/Internet • Watersports • Tennis Nearby • Table Tennis • Eco Friendly (Sustainable) • Wow Factor • Garage • Instagrammable • Modern • Ski Chalet • Summer Chalet • Wellness • Yoga Classes Available • Spa Treatments Available • Offers a free electric car charging point • Playground nearby • Uses solar energy • Catered • Ski Hire Available • Uses green energy • Breakfast Included • Children's videos/DVDs • Catered • Xbox/Playstation/Wii • Playground • Property host • Swings • Trampoline • Slide • Climbing frame • Private Pool • Heated Pool • Supports the local community (locally owned) • Ideal for Babies & Toddlers • Ideal for Kids • Pool inflatables • Footballs • Football net • Mini-football goals • Soccer • Ideal for Teens • Pets on Request • Hot Tub • Walk to Village • Walk to Restaurant • Washing Machine • Tumble Dryer • Dishwasher • Microwave • Coffee Machine • Electric Car Charger • Safety Deposit Box • Hairdryer • Ideal for Xmas/NY • Ground Floor Bed & Bath • Smart TV • TV • Wheelchair Access • Sauna/Steam • Outdoor Games • Table Football • Pool/Snooker • Home Cinema • Working Fireplace/Woodburner • Heating • High Chair(s) • Parking Space • Walking/Hiking Paths • Golf Nearby • Skiing • Cycling • Horse Riding • Fishing • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Paragliding

# Interior & Grounds

## The Chalet

### Interior

#### First Floor

- Home movie theatre with near-wall laser projector by Sony and adjustable leather reclining chairs, PlayStation
- Wellness area
- Fitness room
- Rock climbing wall with foam mat
- X3 Children's playground indoor and outdoor

#### Second Floor

- Sitting area with almost five-meter tall windows from ceiling to floor
- Dining area
- Kitchen area
- Separate WC
- Large terrace
- Living room with grand piano

#### Third Floor

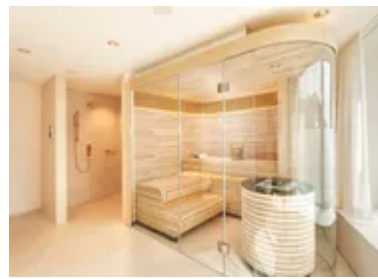
- 1 x Double bedroom with dressing area, freestanding bathtub and en-suite shower room. (67m<sup>2</sup>)
- 1 x Double bedroom with hanging seating area and en-suite shower room. (49m<sup>2</sup>)
- 1 x Double bedroom with seating area and en-suite shower room. (45m<sup>2</sup>)
- 1 x Double bedroom with en-suite shower room. (36m<sup>2</sup>)
- 1 x Double bedroom with en-suite shower room. (29m<sup>2</sup>)

### Exterior

- Dining set for 10 people each
- Lounge set for 10 people each
- Large patio area
- Sculpture by David Harber
- X5 Garage spaces

### Additional Facilities

- Lift
- Wifi
- Heating system with geothermal heat pumps
- Independent power generation with photovoltaics
- Completely CO<sub>2</sub>-free operation
- Automatic aeration with air humidification and heat recovery
- Triple thermal insulation glazing
- All bedrooms with double (blackout) curtains
- Sound-insulated doors
- All beds 2 x 2 m
- Sonos systems in all rooms
- Yamaha disk grand piano with self-playing option
- Professional K-Array sound systems in the living room
- Child safety features on staircases, bed guards to prevent falls on beds and children's beds, children's high chairs
- Interactive monitors in the elevator (virtual mountain ride) and at the swimming pool (virtual aquarium)







# Location & Local Information

Welcome to Chalet Henne, your idyllic alpine retreat nestled in the heart of Leogang, Austria. This charming chalet perfectly blends rustic elegance and modern comfort, providing an unforgettable experience for nature lovers and adventure seekers alike. Surrounded by the majestic peaks of the Austrian Alps, Chalet Henne is your gateway to a myriad of outdoor activities. Enjoy world-class skiing and snowboarding in winter on the pristine slopes of the Saalbach-Hinterglemm-Leogang-Fieberbrunn ski resort, just minutes away. During the warmer months, explore the lush green landscapes through hiking and mountain biking trails that wind through the picturesque region, or stroll to the nearby Leoganger Bergbahnen for breathtaking panoramic views.

Beyond the adventure, Chalet Henne offers a serene escape with luxurious amenities designed to pamper and rejuvenate. Relax in the spacious, beautifully appointed living areas, or unwind in the private sauna after a day of exploration. The chalet's large terrace provides an ideal spot for soaking up the stunning alpine scenery, whether you're sipping your morning coffee or enjoying a sunset cocktail. Nearby, discover the rich cultural heritage of Leogang with visits to the Mining and Gothic Museum, or indulge in the region's culinary delights at local gourmet restaurants. Chalet Henne is not just a place to stay; it's a destination where unforgettable memories are made. Book your stay today and experience the magic of the Austrian Alps.

## Local Amenities

Nearest Airport	Salzburg Airport (71.5 km)
Nearest Airport 2	Innsbruck Airport (130 km)
Nearest Bar/Pub	Lions Lounge (2.3 km)
Nearest Equipment Hire	SchneeSportSchule Asitz Steinbergbahn (4.4 km)



Nearest Golf	Golf Club Gut Brandlhof (15.1 km)
Nearest Lift	Oer Steinbergbahn (5 km)
Nearest Piste	Skiroute nach Leogang (2.5 km)
Nearest Restaurant	LEOs Kitchen & Bar Leogang (2.3 km)
Nearest Shop	Bakery Café Ritter (2 km)
Nearest Shop	Fleischhauerei Fürstauer Butchers (2.2 km)
Nearest Ski Hire	SchneeSportSchule Asitz Steinbergbahn (4.4 km)
Nearest Ski Lift	Oer Steinbergbahn (5 km)
Nearest Supermarket	Mpreis (2.4 km)
Nearest Tennis	Tennisplatz Leogang (2.4 km)
Nearest Town	Saalfelden (8.9 km)
Nearest Track	Skiroute nach Leogang (2.5 km)
Nearest Train Station	Leogang-Steinberge Bahnst (1.3 km)
Nearest Village	Leogang (2.1 km)

## What we love

- Chalet Henne offers luxurious accommodations for up to 10 guests on a sprawling 1,000-square-meter estate.
- Enjoy amenities such as a 14-meter pool, a fitness room with a rock-climbing wall, and a home theatre with a 3.6-meter screen.
- Families can indulge in the dedicated children's playroom, two outdoor playgrounds, and personalized concierge services.
- Experience CO2-free operations powered by geothermal heat, solar energy, and a commitment to sustainability.
- Chalet Henne is ideally located for exploring Austria's cultural gems like Salzburg, Kitzbühel, and Kufstein.
- Discover historic towns, world-class skiing, and various outdoor activities amidst the stunning Alpine scenery.

## What you should know...

- This property's pricing is based on catered, based on catered which includes all service staff, but you are free to decide on your own food and drink otherwise if you would like to book this property on a self-catering basis please visit Chalet Rain (<https://www.oliverstravels.com/ski/austria/ski-circus/leogang/chalet-rain/>).
- This chalet is also available to book for up to 20 guests with the guest house, if you would like to book for a bigger group please visit Chalet Lion (<https://www.oliverstravels.com/ski/austria/ski-circus/leogang/chalet-lion/>).
- Ensure children are monitored at all times.
- Ensure you make use of all wellness facilities within the chalet.
- Personal concierge is available during your stay by phone, WhatsApp or in person.

# Terms & Conditions

- **Security deposit:** €35,000 paid via bank transfer to the owner one month before arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** Check-in 3.00 p.m.
- **Departure time:** Check-out 12.00 p.m.
- **Energy costs included?:** Yes, included in the rental price.
- **Linen & towels included?:** Yes, included in the rental price.
- **Pets welcome?:** Pets may only be brought along with the prior written consent of the owner. A separate fee may apply for this, which will be agreed in advance. Pets are not allowed in the bedrooms. The tenant is liable for any damage caused by pets.
- **Other Ts and Cs:** Weddings & Celebrations – only upon prior discussion and agreement with the owner. Please note that cost of food and drinks will be charged separately at cost plus applicable VAT. The lift makes the main building property fully accessible for wheelchair users. However, there are steps to the pool, therefore, this cannot be accessed.
- **Changeover day:** Flexible.
- **End of stay cleaning available?:** Yes, standard changeover clean included. Guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- **Smoking Allowed?:** Smoking in any form, including but not limited to cigarettes, cigars, pipes, vaporizers, shishas, is strictly prohibited in all rooms of the chalet. Smoking on the balconies/terraces is only permitted with the doors closed. Extensive removal of smoke contamination (cleaning curtains etc.) will be deducted from the deposit.
- **Minimum stay:** 7 nights during festive, winter and summer high season / 3 nights during main winter and summer and low summer season.
- **Heating costs included?:** Yes, included in the rental price.
- **Pool heating charge?:** Yes, included in the rental price.
- **Tax:** Yes, € 2,05 per person per night, is included.
- **Internet access?:** Yes, included in the rental price.
- **Pool towels included?:** Yes, included in the rental price.
- **Stag & Hen Do Allowed? :** No single sex groups. No stag & hen parties.

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