

# Apartment Iss

Region: Ski Arlberg    Sleeps: 6

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## Overview

Located in the heart of St Anton, Apartment Iss offers a unique and captivating retreat for visitors seeking an unforgettable Alpine experience. Situated on the ground floor of Chalet Fabiola, this glamorous accommodation seamlessly blends traditional Austrian chalet style with captivating retro elements, creating an ambience that transports guests to a bygone era of luxury and comfort.

Boasting a spacious layout, Apartment Iss comfortably accommodates up to 6 guests across its three double bedrooms, each adorned with tasteful Alpine accents and complemented by three impeccably designed bathrooms. The lush finishing touches in fine wood and natural stone envelop guests in a cosy embrace, setting the stage for an indulgent mountain getaway.

The centrepiece of Apartment Iss is its inviting living space, where guests can unwind after exhilarating days on the slopes. A quirky, woolly sofa adorned with warm sheepskins beckons weary adventurers to relax and recharge, while the contemporary electric fireplace casts a comforting glow, creating a serene atmosphere for intimate gatherings and lively conversations. For entertainment, an ultra-modern flat-screen TV equipped with full access to Netflix promises endless hours of cinematic delight.

The culinary delights of the Alps await in the open-plan kitchen, where sleek, modern appliances harmonise with rustic charm. A long, rectangular dining table, surrounded by stylish chairs and a built-in bench, invites guests to savour hearty meals and toast to unforgettable memories.

Step outside onto one of the two spacious patios, where breathtaking mountain vistas unfold before your eyes, inviting you to bask in the crisp Alpine air and soak up the



stunning surroundings. And when it's time to relax and rejuvenate, guests have access to the communal wellness space, complete with a sauna, ensuring moments of pure indulgence and tranquillity.

At Apartment Iss, impeccable service is not just a promise—it's a commitment. From the warm welcome with a refreshing drink to the attentive care of our dedicated concierge, every detail is meticulously curated to exceed your expectations. And with optional services such as a private chef, ski passes, and off-piste guides, your every desire is effortlessly fulfilled, ensuring a truly unforgettable stay in St Anton.

In every corner of Apartment Iss, luxury and comfort converge to create an unparalleled Alpine retreat, making it the ultimate accommodation choice for discerning travellers seeking a memorable escape in the heart of the Austrian Alps.

## Facilities

Lakes and Mountains • Coffee Machine • Wellness • Wi-Fi/Internet • Hairdryer • Paragliding • Self-Catered • Skiing • TV • Spa/Massage • Walking/Hiking Paths • Walk to Village • Lift • Chef/Cook Included • Chef/Cook Available • Cots (Cribs) • Gym/Fitness Room • Modern • Chalet Apartment • Breakfast Included • Bathroom Toiletries • Ideal for Kids • Ideal for Teens • Walk to Restaurant • Dishwasher • Microwave • Safety Deposit Box • All Bedrooms En-Suite • Sauna/Steam • Working Fireplace/Woodburner • Heating • High Chair(s) • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## The Apartment

### Layout

#### Interior

- Lounge with sofas, fireplace and TV with Netflix
- Dining area with table, chairs and bench seating
- Fully-equipped kitchen
- Bedroom with king-size bed and ensuite bathroom
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#### Outdoor spaces

- 2x patios
- Underground parking for 2 cars

#### Additional facilities

- Wifi
- TV
- Netflix
- Elevator
- Communal ski cellar
- Boots heater
- Communal sauna
- Communal relaxation area
- Massage room and table
- Sports room including; treadmill and indoor bike
- Private chef
- Fridge
- Oven
- Microwave
- Professional Oven
- X2 Dishwasher
- Kitchen Island
- Nespresso Coffee Machine and pods
- Kitchen Exhaust Hood
- Blender / Mixer
- Toaster
- Kettle
- Juice Extractor
- Concierge



- Luxury toiletries
- Cleaning service
- Concierge Service
- Luxury Austrian Style Property
- Central and underfloor heating
- Bathrobe and Slippers
- Entry and Gate Code upon arrival
- Automatic Gate
- Interphone for the property
- Hairdryer in every bathroom
- Firewood provided
- X2 Baby Cot
- Travel Cot
- Highchair
- Soundsystem
- Electric fireplace
- Bar
- Iron and ironing board
- Underground parking for 2 cars



## Location & Local Information

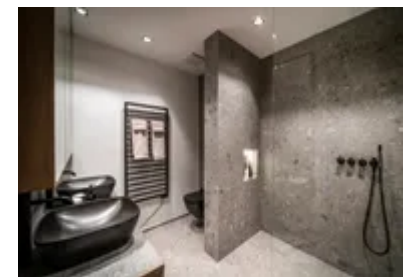
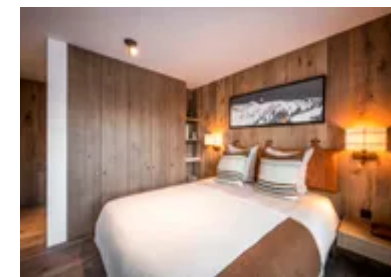
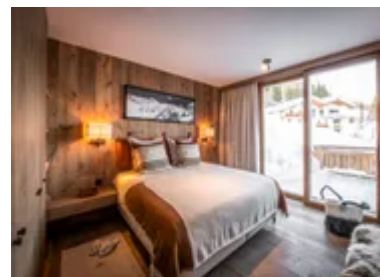
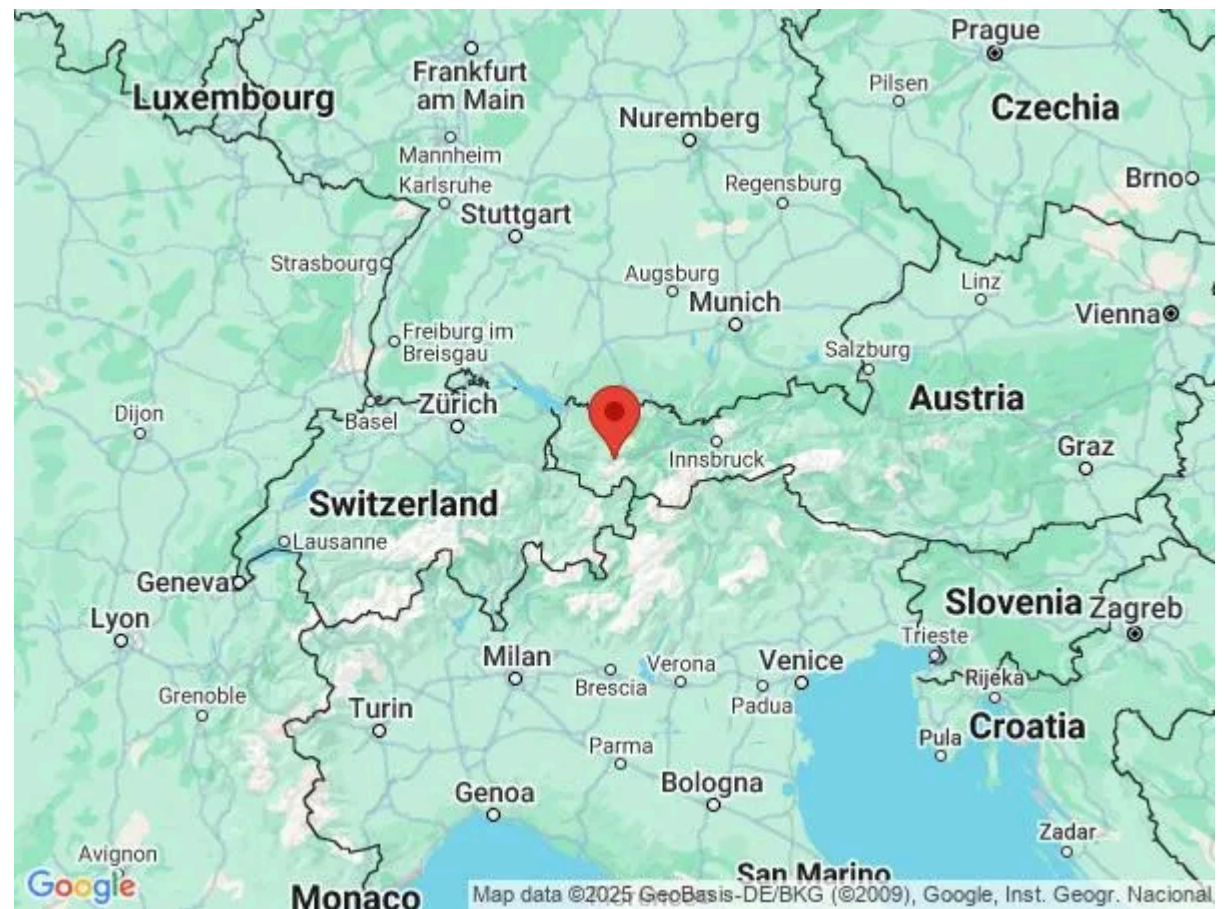
Located in the heart of the Austrian Alps, St Anton am Arlberg beckons with its allure of picturesque landscapes and exhilarating winter adventures. Known affectionately as St Anton, this charming village boasts a prime location at an altitude of 1,304 metres, ensuring a snowy playground from late November to the early spring thaw.

With a staggering 306 kilometres of ski slopes at your disposal, St Anton stands as the epicentre of Austria's premier skiing region. From gentle blue runs to challenging black slopes, there's something for every skill level among the 88 ski lifts dotting the mountainside. Glide effortlessly through the snow-cloaked landscape aboard gondola lifts, cable cars, chairlifts, and rope tows, soaking in panoramic vistas along the way.

For culinary connoisseurs, St Anton offers a feast for the senses, with nine Gault-Millau restaurants serving up delectable delights. Indulge in a gastronomic journey amid cosy alpine atmospheres, or opt for a casual lunch at one of the many charming eateries scattered throughout the village.

Beyond the slopes, St Anton enchants with its outdoor offerings, including a refreshing outdoor swimming pool and exhilarating mountain bike trails. Embark on the legendary Der Weisse Ring skiing route, a 22-kilometre odyssey renowned for its awe-inspiring vistas and rustic mountain lodges. Meanwhile, experienced skiers can tackle the formidable Run of Fame, an 85-kilometre circuit traversing St Anton, Lech Zürs, and Warth-Schröcken, offering a thrilling blend of challenge and beauty.

For those craving off-piste adventures, St Anton unveils a world of exploration, from the gentle slopes of Bachseite to the adrenaline-pumping descents of Schöngraben and the exhilarating terrain of the Milk Run. With endless possibilities and breathtaking landscapes, St Anton invites you to discover the true essence of Alpine bliss, where every turn reveals a new thrill and every moment is infused with the magic of the mountains.



## Local Amenities

Nearest Airport	Innsbruck (98.3 km)
Nearest Airport 2	Zürich (194 km)
Nearest Piste	Osthang 3 (150 m)
Nearest Ski Lift	Galzigbahn (600 m)
Nearest Ski Hire	Sporthaus Jennewein - SPORT 2000 (1.2 km)
Nearest Restaurant	MooserWirt (350 m)
Nearest Bar/Pub	Das Basecamp (1.3 km)
Nearest Supermarket	Spar (1.6 km)
Nearest Village	St Anton am Arlberg (1.8 km)
Nearest Town/City	Liechtenstein (90.7 km)
Nearest Train Station	St. Anton am Arlberg (1.5 km)

## What we love

- The stylish blend of modernity and retro touches made Apartment Iss a feast for the senses
- Three double bedrooms with ensuite bathrooms ensured everyone had their own private space to unwind
- Amenities such as a communal sauna, Netflix and a concierge service made for a luxurious and convenient stay

## What you should know...

- Some services such as grocery delivery, ski lessons and passes are available on request and at an additional fee
- Guests can make use of two underground parking spaces during their stay
- The apartment features Wifi

# Terms & Conditions

- **Arrival time:** Flexible.
- **Departure time:** Flexible.
- **Energy costs included?:** Yes, included in the rental price.
- **Linen & towels included?:** Yes, included in the rental price.
- **Pets welcome?:** Not allowed.
- **Changeover day:** Sunday.
- **End of stay cleaning available?:** Yes. However, 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 garbage disposal required will be charged against the security deposit.
- **Smoking Allowed?:** Smoking & Vaping are not permitted.
- **Minimum stay:** 7 nights.
- **Heating costs included?:** Yes, included in the rental price.
- **Tax:** Austrian Visitors Tax payable alongside balance, €5 per person, per night (youth over 15).
- **Internet access?:** WIFI access is included in the rental price.
- **Stag & Hen Do Allowed? :** Not allowed.