



AlpenParks

HOTELS &  
RESIDENCES

[www.alpenparks.at](http://www.alpenparks.at)

# EXPERIENCE REAL HAPPINESS IN AND ABOVE LAKE ZELL

PRICE LIST 2024/25





## HOLIDAY SENSATIONS AT LAKE ZELL

### ALPENPARKS CHALET & APARTMENT AREITXPRESS ZELL AM SEE

Hikers, skiers, golfers and anyone just seeking relaxation will find a peaceful, wonderful home in Zell am See.

The complex consists of three buildings, each with 3 to 5 holiday apartments on two floors. The penthouse suites are particularly impressive, drenched in sun with marvellous views of the surrounding mountains and the Kitzsteinhorn. The holiday apartments range in size from 65 to 163 m<sup>2</sup> with 2, 3 or 4 bedrooms and bathrooms, some with private sauna, internet, LCD TV and a music system. Enjoy marvellous views from the spacious balconies or terraces with garden.

All the tourist facilities in Zell am See-Kaprun can be quickly and conveniently reached by train or bus. The train station is next to the resort. The close proximity to the Golf Club Zell am See is a particular bonus for golf enthusiasts. The AreitXpress valley station of the Schmittenhöhe is also easily accessible by public transport.



### ALPENPARKS RESIDENCE ZELL AM SEE

The accommodation is just a few minutes' walk from the town centre, the lake and the 'cityXpress' valley station. There are 10 holiday apartments with around 80 m<sup>2</sup> of cosy living space as well as an exquisite penthouse royal apartment with a generous 200 m<sup>2</sup> – including a magnificent view of the Alps.

The reception and the restaurant 'La Locanda' are only 300 metres away, perfect for breakfast and dinner.

Your beautifully-furnished holiday apartment is located in the centre of Zell am See. A total of 10 holiday apartments offer 4 to 6 guests an excellent ambience. The fully equipped kitchen, spacious balconies and terraces and the exquisite furnishings are sure to delight. Up to 10 guests can experience a truly royal holiday in Zell am See in the Penthouse Royal; the luxury 5-star furnishings and the breathtaking view of the lake and the town of Zell am See are truly extraordinary! Also, make use of the underground parking spaces, ski and bike storage and the AlpenParks service during your holiday in Zell am See.

## IN THE HEART OF THE SUMMER PARADISE



### ZELL AM SEE-KAPRUN SUMMER CARD

#### Services in summer:

- Use of public transport
- Free use of the cable cars
- Ascent and descent to the Kaprun high mountain reservoirs
- Free use of boat trips on Lake Zell
- Free entry to the three public beach baths on Lake Zell and much more



- **Swimming fun at Lake Zell:** Public beach baths, sunbathing lawns, crystal-clear water
- **Water sports:** Swimming, diving, surfing, boating
- **Stroll:** Right by the lake or through the town, then take a leisurely boat ride back
- **City flair:** Experience the idyllic small town of Zell am See with its numerous cafés, restaurants, sun terraces and shops
- **Cycling and mountain biking:** Whether you're a beginner or a mountain expert, there are numerous opportunities to pedal around Zell am See
- **Golf:** 36-hole golf course, taster golf, golf lessons, golf tournaments
- **Horse riding:** Lessons, horse-drawn carriage rides
- **Ball sports:** Tennis, squash, beach volleyball and much more
- **Hiking:** Take the cable cars and lifts to reach farmed alps with magnificent panoramic views
- **Running and trail running:** Numerous marked routes lead through varied terrain
- **Excursion destinations:** High mountain reservoirs, Sigmund Thun Klamm gorge, Grossglockner High Alpine Road, Krimml Waterfalls, World of Ice Giants Werfen, the cultural city of Salzburg and much more
- **Zell am See-Kaprun Summer Card:** Receive the card at check-in – it opens the door to 40 attractions

## IN THE HEART OF THE WINTER PARADISE



- **3 ski areas in the immediate vicinity:** Schmittenhöhe, Kitzsteinhorn (glacier ski area) and Maiskogel
- **Ski schools:** Children's ski schools, children's ski crèche with Schmidolin the holiday dragon, group ski lessons, private lessons with private ski instructor, snowboard school
- **Cross-country skiing paradise:** 200 kilometres of perfectly groomed runs with connection to the Pinzgauloipe and Saalachtallope runs
- **Snow parks and freeriding on the Kitzsteinhorn:** Numerous routes and slopes guarantee plenty of action
- **Ice skating:** On the frozen Lake Zell or the indoor ice rink
- **Soft sports in winter:** Snowshoeing, Nordic walking and walking on the mountain and around the lake, and yoga by the lake
- **Hut fun:** Ski huts with local specialities and après-ski on the mountain and in the town of Zell am See
- **Leisure centre in Zell am See:** Indoor pool with sauna, 25-metre sports pool, massage jets, diving boards and slides, discounted admission with the ski pass
- **TAUERN SPA Kaprun:** Year-round thermal spa with sauna and bathing world spread over 20,000 m<sup>2</sup>
- **Adventure world on the Kitzsteinhorn:** Gipfelwelt 3000 with cinema, restaurant, viewing platforms and National Park Gallery



## CHALET & APARTMENT AREITXPRESS

A



### APARTMENT ALPINE COMFORT 65 M<sup>2</sup> | 4 TO 6 PERSONS

- \*\*\*\* living & well-being
- Standard occupancy: 4 persons
- 2 bedrooms (double bed, wardrobe)
- + 2 extra beds – pull-out sofa bed in the living area
- 2 bathrooms (shower)
- Entrance hall with wardrobe and storage room
- Open-plan living, kitchen & dining area
- LCD television, music system
- High-quality, spacious fitted kitchen
- Garden with cosy seating area
- Ski room/bike room
- 1 parking space included
- Free Wi-Fi
- AlpenParks service

B



### APARTMENT ALPINE DREAMS 110 TO 120 M<sup>2</sup> | 6 TO 8 PERSONS

- \*\*\*\* living & well-being
- Standard occupancy: 6 persons
- 3 bedrooms (double bed, wardrobe)
- + 2 extra beds – pull-out sofa bed in the living area
- 2 to 3 bathrooms (shower or bathtub)
- Vestibule with wardrobe
- Open-plan living, kitchen & dining area
- LCD television, music system
- High-quality, spacious fitted kitchen
- Terrace/balcony with cosy seating area
- 1 parking space included
- Free Wi-Fi
- AlpenParks Service

**Apartment incl. private sauna on request. Surcharge € 10 per night.**

C



### APARTMENT ALPINE PREMIUM 155 TO 163 M<sup>2</sup> | 8 TO 10 PERSONS

- \*\*\*\* living & well-being
- Standard occupancy: 8 persons
- 4 bedrooms (double bed, wardrobe), including 1 open-plan gallery bedroom
- + 2 extra beds – pull-out sofa bed in the living area
- Penthouse with approx. 153 m<sup>2</sup> of living space and spacious 40 m<sup>2</sup> balcony
- 2 to 3 bathrooms (shower or bathtub), 1 separate WC
- Private sauna
- Vestibule with wardrobe
- Open-plan living, kitchen & dining area
- LCD television, music system
- High-quality, spacious fitted kitchen
- 2 parking spaces included
- Free Wi-Fi
- AlpenParks service

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 219
30.11.–21.12.2024	from € 258
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 385
21.12.2024–04.01.2025	from € 469

#### SUMMER

11.10.–29.11.2025	from € 200
21.04.–28.06.2025	from € 266
06.09.–11.10.2025	from € 365
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 120

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 293
30.11.–21.12.2024	from € 416
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 536
21.12.2024–04.01.2025	from € 660

#### SUMMER

11.10.–29.11.2025	from € 287
21.04.–28.06.2025	from € 337
06.09.–11.10.2025	from € 520
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 180

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 382
30.11.–21.12.2024	from € 533
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 693
21.12.2024–04.01.2025	from € 807

#### SUMMER

11.10.–29.11.2025	from € 371
21.04.–28.06.2025	from € 466
06.09.–11.10.2025	from € 595
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 220



## RESIDENCE ZELL AM SEE

D



### APARTMENT ALPINE COMFORT 75 TO 80 M<sup>2</sup> | 4 TO 6 PERSONS

- \*\*\*\* living & well-being
- Standard occupancy: 4 persons
- 2 bedrooms
- + 2 extra beds – pull-out sofa bed in the living area
- 2 bathrooms (shower or bathtub)
- Entrance hall with wardrobe and storage room
- Open-plan living, kitchen & dining area
- LCD television, music system
- High-quality, spacious fitted kitchen
- Terrace/balcony with cosy seating area
- Ski room/bike room
- 1 underground parking space included
- Free Wi-Fi
- AlpenParks service

E



### APARTMENT ALPINE SUPERIOR 75 TO 85 M<sup>2</sup> | 4 TO 6 PERSONS

- \*\*\*\* living & well-being
- Standard occupancy: 4 persons
- 2 bedrooms
- + 2 extra beds – pull-out sofa bed in the living area
- 2 bathrooms (shower or bathtub)
- Entrance hall with wardrobe and storage room
- Open-plan living, kitchen & dining area
- LCD television, music system
- High-quality, spacious fitted kitchen
- Terrace/balcony with cosy seating area
- Ski room/bike room
- 1 underground parking space included
- Free Wi-Fi
- AlpenParks service

F



### PENTHOUSE ALPINE ROYAL 200 M<sup>2</sup> | 8 TO 10 PERSONS

- \*\*\*\* living & well-being
- Unrivalled view of the town and the lake
- Standard occupancy: 8 persons
- 2 bedrooms with walk-in wardrobe and designer bathroom with shower and bathtub
- 2 bedrooms with designer bathroom with shower and 1 x with walk-in wardrobe
- Entrance hall with wardrobe and storage room
- Open-plan living, kitchen & dining area with luxurious kitchen/bar and fireplace
- 3D HD plasma TV, music system
- Spacious 150 m<sup>2</sup> penthouse terrace with cosy seating area
- 2 underground parking spaces included
- Free Wi-Fi
- AlpenParks service

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 219
30.11.–21.12.2024	from € 258
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 385
21.12.2024–04.01.2025	from € 469

#### SUMMER

11.10.–29.11.2025	from € 200
21.04.–28.06.2025	from € 266
06.09.–11.10.2025	from € 365
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 120

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 245
30.11.–21.12.2024	from € 284
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 409
21.12.2024–04.01.2025	from € 495

#### SUMMER

11.10.–29.11.2025	from € 240
21.04.–28.06.2025	from € 303
06.09.–11.10.2025	from € 401
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 120

### PRICES PER APARTMENT AND NIGHT

#### WINTER

29.03.–12.04.2025	from € 701
30.11.–21.12.2024	from € 845
04.01.–01.02.2025	
08.03.–29.03.2025	
12.04.–21.04.2025	
01.02.–08.03.2025	from € 1.155
21.12.2024–04.01.2025	from € 1.365

#### SUMMER

11.10.–29.11.2025	from € 668
21.04.–28.06.2025	from € 877
06.09.–11.10.2025	from € 1.110
28.06.–06.09.2025	
12.07.–23.08.2025	

One-off mandatory final cleaning: € 260

## APARTMENT PRICES

PRICES LISTED PER APARTMENT AND NIGHT WITH THE SPECIFIED STANDARD OCCUPANCY, PLUS LOCAL TAX

- All prices exclude local tax and tourism fee: Per person (from age 15) and day € 2.05

### ALPENPARKS SERVICE

- One set of bed linen and towels (1 large and 1 small per person), soap and shower gel
- Dishwasher tabs, coffee filters and tea towels
- For an extra charge: ski tickets, admission tickets to the TAUERN SPA Kaprun thermal spa, hiking maps and much more

## INFORMATION ABOUT THE APARTMENTS

All individual prices are listed per apartment and night for the specified standard occupancy of 4, 6 or 8 people depending on the category. Additional occupancy is charged at the additional bed price per person and night. Final cleaning and local tax will also be charged. Local tax: € 2.05 per person and night (from age 15).

### ADDITIONAL BEDS

Additional persons (above standard occupancy) on pull-out couch/sofa bed will be charged as follows:

- Up to age 6: One-off fee of € 29 (incl. highchair and cot)
- From age 7 or adults: € 29 per night

### CLEANING – FINAL CLEANING ONCE ON DEPARTURE

- Apartment type A, D, E: € 120
- Apartment type B: € 180
- Apartment type C: € 220
- Apartment type F: € 260

### INTERMEDIARY CLEANING – ON REQUEST (ONCE) WITH CHANGE OF BED LINEN

- Apartment type A, D, E: € 60
- Apartment type B: € 70
- Apartment type C: € 100
- Apartment type F: € 130

### CAR PARK RESIDENCE ZELL AM SEE

One free underground parking space (height 2.10 m) is available for each apartment.

### CAR PARK CHALET & APARTMENT AREITXPRESS ZELL AM SEE

One free parking space is available for each apartment.

### PETS

€ 19 per night, without food



## TERMS & CONDITIONS FOR APARTMENTS

### ARRIVAL

The apartments will be ready for you from 4 pm on the day of arrival.

### DEPARTURE

We kindly ask that you vacate the apartments by 10 am. If you still want to use the day, please let us know. If possible, we will be happy to store your luggage temporarily.

### DEPOSIT / BILLING / RESERVATION

The reservation is binding upon receipt of your deposit according to the reservation letter. You are welcome to pay your bill on site in cash, by Visa or Mastercard, or by EC card.

### BANK DETAILS

AlpenParks Management GmbH & Co KG  
IBAN AT63 2040 4000 4108 4146, BIC SBGSAT2SXXX  
All transfers are free of charge for the recipient.

### CANCELLATION

- Up to 3 months before arrival: free of charge
- Up to 1 month before arrival: 40%
- Up to 1 week before arrival: 70%
- In the week before the day of arrival: 90%
- In case of no-show: 100%

### TRAVEL INSURANCE

Hotel Cancellation Plus – we recommend taking out this insurance when you make your reservation. We will be happy to advise you.

### MISCELLANEOUS

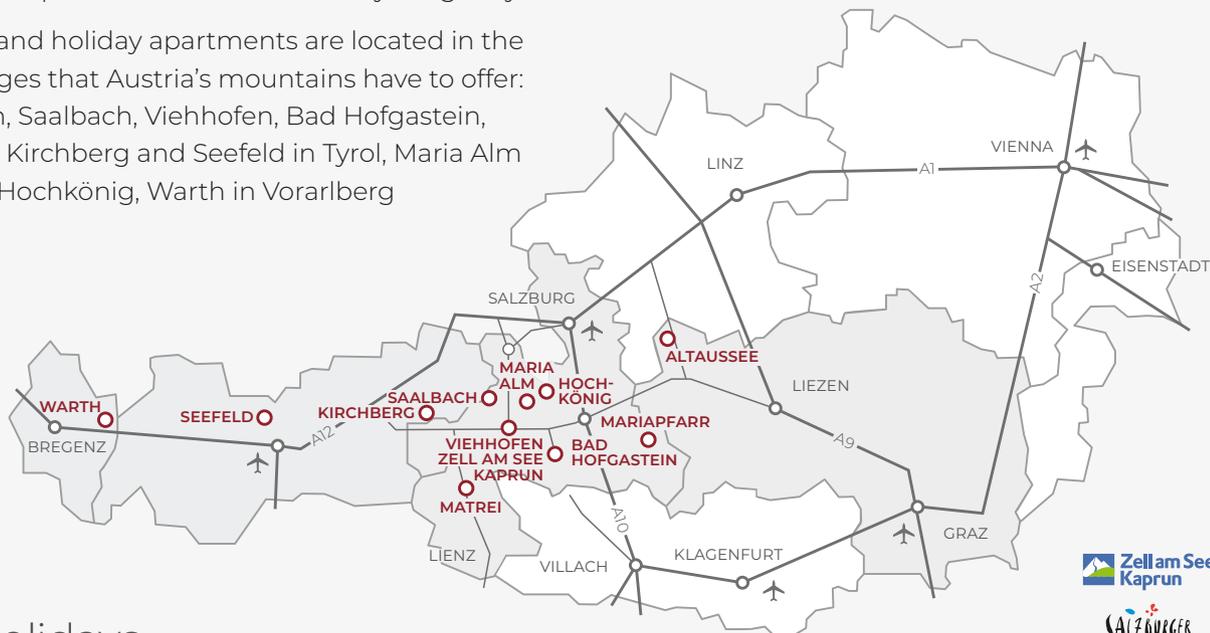
Floor plans and sketches are examples. They may vary depending on the apartment, but do not affect the price. Misprints and errors may occur despite careful checking. This price list supersedes all previous price lists. The provisions of the Austrian Hotel Regulations apply. ([www.hotelverband.at](http://www.hotelverband.at))

## ALPENPARKS MEANS HOLIDAYS IN THE MOST BEAUTIFUL PLACES IN AUSTRIA



Why wander far and wide when you can start your day in the mountains straight from AlpenParks Hotels & Residences? There are several reasons why you should choose one of our accommodations for your next holiday. All our hotels, apartments and holiday homes are centrally located or idyllically quiet. But they're also always in the immediate vicinity of ski lifts or right on the ski slopes, so you can leave your car behind while on holiday. In summer, they make for the perfect starting point for extensive hikes or panoramic mountain bike tours. Spa lovers will also find everything they could wish for.

The chalets, hotels and holiday apartments are located in the most beautiful villages that Austria's mountains have to offer: Zell am See-Kaprun, Saalbach, Viehhofen, Bad Hofgastein, Matrei in East Tyrol, Kirchberg and Seefeld in Tyrol, Maria Alm and Mühlbach am Hochkönig, Warth in Vorarlberg and Altaussee.



my alpine holidays.

### AlpenParks Chalet & Apartment AreitXpress Zell am See

Bruckbergweg 1 | 5700 Zell am See | Austria

[alpenparks.at/areitxpresszellamsee](http://alpenparks.at/areitxpresszellamsee)

### AlpenParks Residence Zell am See

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[alpenparks.at/residencezellamsee](http://alpenparks.at/residencezellamsee)

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