

€2,950,000 Country house - Sold

## Designer house for sale on the Costa Brava with an independent caretaker's house, a studio and a guest house

Spain » Girona » Baix Empordà » 17132

**6** Bedrooms    **7** Bathrooms    **726m<sup>2</sup>** Floorplan    **19,496m<sup>2</sup>** Plot size



Contact us today for more information or to arrange a viewing

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### OVERVIEW

## Contemporary, designer 6-bedroom house with high quality finishes, an independent caretaker's house, a studio and a guest house

This elegant and innovative Costa Brava country house for sale is situated in the heart of the countryside yet within 15 minutes of the prestigious coastline of the Costa Brava.

Originally designed by a renowned architect for a local artist, the property comprises 4 separate areas.

The main house was built in 2007 and combines modern architecture and design with rustic elements to provide a harmonious combination of contemporary living within its rural surroundings.

The ground floor offers an open-plan kitchen with a central island, a dining area, a reading area and a spacious living area, all with wonderful views over the garden and the surrounding countryside. The floor to ceiling glass windows, complete with mosquito nets, open up onto covered terraces. On this level there are also 2 ensuite bedrooms with a dressing area, an office and a guest cloakroom.

On the next level there are 2 further ensuite bedrooms and a reading area with access to a balcony and private jacuzzi area, ideal for bathing under the stars.

The equipment is state-of-the-art, with a built-in generator which automatically begins should there be a power failure, a garden well, an automatic irrigation system, automatic shutters and a domotics system. There is a changing room with a shower and WC next to the pool.

There is a caretaker's apartment at the entrance with a kitchenette, a living room and an ensuite bedroom. Next to this there is a covered garage for 4 cars that is reached via electric gates on the side of the property, and machine rooms that house the decalcifying machine and boilers.



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Terrace, Swimming Pool, Garden, Parking

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|----------|-----------|-------------------------|----------------------------|
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| Bedrooms | Bathrooms | Floorplan               | Plot size                  |

Opposite the salt water pool is a spacious 100 m<sup>2</sup> artist's studio, currently used as a gym, and a spectacular 100 m<sup>2</sup> entertainment room with a kitchen and en-suite bedroom. Furthermore, there is the possibility of buying the property with two extra fields in front which would allow for a luxurious 19,000 m<sup>2</sup> garden.

The property is situated just a 5 minute drive from the train station, with direct links to Barcelona and the French border, 30 minutes from Girona airport and 1 hour 20minutes from Barcelona airport. The nearest village is a 5 minute walk away, where you will find a restaurant and a convenience shop. The larger villages of Torroella and La Bisbal, and the beaches of Pals, L'Escala and L'Estartit are all within 15 minutes.

An outstanding property located in one of the most sought-after areas of the Costa Brava, ideal as a primary or secondary residence.

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