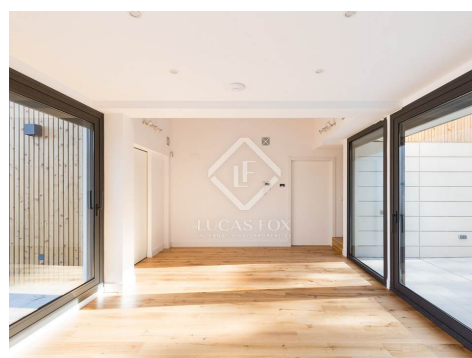


€945,000 House / Villa - Sold

Welcoming new build house with a pool and garden for sale in Valldoreix

Spain » Barcelona » Sant Cugat » Valldoreix »

4	3	241m²	1,049m²
Bedrooms	Bathrooms	Floorplan	Plot size



Contact us today for more information or to arrange a viewing

+34 930 23 58 07 • santcugat@lucasfox.com • lucasfox.com • Rambla de Ribatallada, 20, Sant Cugat del Vallés, Spain

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OVERVIEW

New build villa, with magnificent views, home automation and maximum energy efficiency, for sale in Valldoreix, next to the Collserola Natural Park.

This very beautiful, bright and modern house of 241 m² dates from 2019 and is presented brand new, with all comforts and the latest technology to ensure your well-being at all times. The 1,049 m² plot is located in the exclusive and coveted area of Valldoreix, a residential area in the countryside, but close to all services and sports centers.

From the street, we access the parking area, with capacity for two cars and several motorcycles. Here we find a panoramic lift, which leads us to the ground floor of the house, although you can also use the stairs that run parallel through the garden.

On the ground floor, we find an entrance hall with the stairs that connect the whole house. On this floor, we also find a double bedroom of 13 m², with access to a porch. On the middle floor, we see a bathroom and another double bedroom of 16 m², with access to a terrace with beautiful views.

On the first floor, we find the master bedroom with its own dressing room and private bathroom. Eight steps take us up to the day area with a very bright living-dining room, thanks to its access to the porch, facing south, and a north-facing terrace that allows us to enjoy spectacular views of the entire Vallès area. The living room has a great feeling of spaciousness thanks to its double height.

On the first floor we find the large 23 m² kitchen, equipped with matt white lacquered cabinets by the brand Kvik and with Siemens appliances. This floor is completed with the guest toilet, the laundry room and some stairs that lead us to the attic floor. Here we find a beautiful studio of 23 m², which could be used as a fourth bedroom and a winter terrace of 22 m².

As for the garden, it is the perfect space to relax, sunbathe, enjoy a barbecue with friends or cool off in the saltwater pool in the summer months. The garden is equipped with artificial grass and volcanic gravel and has lighting and automatic irrigation connected to a rainwater reservoir.



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Mountain views, Terrace, Swimming Pool, Garden, Wooden flooring, Natural light, Views, Security, New build, Near international schools, Heating, Exterior, Equipped Kitchen, Double glazing, Domotic system, Central vacuum system, Alarm, Air conditioning

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Among the many amenities offered by this home, it is worth mentioning the home automation to control the air conditioning, lighting, security through the perimeter and interior alarm, solar control by blinds and motorised shutters and even the purification and filtering of the pool.

Another fundamental characteristic of this house is its high energy efficiency, since it has an energy rating A. This maximum level of efficiency is achieved thanks to the high-performance aerothermal system used in construction, together with the dual-flow ventilation system, which allows the renewal of the air with a recovery of 92% of the energy, to keep the house cool in summer and warm in winter with hardly any energy consumption.

If you would like more information about this splendid family home or would like to arrange a viewing do not hesitate to contact us.

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