

€1,265,000 House / Villa - For sale

## Wonderful villa with a garden and pool for sale just a few minutes from Mirasol train station.

Spain » Barcelona » Sant Cugat » 08195

**5** Bedrooms    **4** Bathrooms    **315m<sup>2</sup>** Built size    **1,160m<sup>2</sup>** Plot size



Contact us today for more information or to arrange a viewing

+34 935 895 779 • santcugat@lucasfox.com • lucasfox.com • Plaça Doctor Galtés, nº6, local 3, Sant Cugat del Vallés, Spain

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### OVERVIEW

## Elegant and modern villa with 5 bedrooms and 4 bathrooms, with wonderful views, garden and pool, for sale in Mirasol, Sant Cugat.

Beautiful villa located just a few minutes' walk from the FGC Mirasol station. It is practically brand new, since the renovation was completed in 2020.

It has a wonderful Mediterranean garden, like a private little resort where you can enjoy the pool and its various chill-out areas surrounded by trees.

The house has a good layout over 3 floors. On the ground floor, we find a spacious hall that separates the leisure area from the three bedrooms and two bathrooms on this floor. On the right hand side, we find a beautiful and elegant open-plan living room with a fireplace open to the dining room and kitchen-diner with quality finishes and Neff appliances. The dining room has access to a large terrace overlooking the garden, ideal for family lunch and dinner.

On the first floor we find the triple-aspect master suite with its own terrace and beautiful views, surrounded by windows and lots of natural light.

On the second floor, we will find a multipurpose loft with a lot of height and a terrace with a solarium that could be used as a bedroom or study, among other uses.

Anti-damp treatments have been carried out and the entire interior contains plasterboard cladding. All this together with the insulating closures, the double-glazed windows and the high-end synthetic flooring manages to significantly improve energy efficiency.



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Mountain views, Garden, Swimming pool, Terrace, High ceilings, Natural light, Period features, Wooden flooring, Air conditioning, Alarm, Balcony, Chill out area, Domotic system, Double glazing, Equipped Kitchen, Exterior, Fireplace, Gourmet lounge, Heating, Near international schools, Playground, Renovated, Security, Transport nearby

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