

€1,160,000 House / Villa - Sold

## New build 4 Bedroom house / villa with 89m<sup>2</sup> terrace for sale in La Massana, Andorra

Andorra » La Massana » AD400

**4** Bedrooms    **5** Bathrooms    **405m<sup>2</sup>** Floorplan    **89m<sup>2</sup>** Terrace



Contact us today for more information or to arrange a viewing

+376 775 077 • andorra@lucasfox.com • lucasfox.com • Carrer de la Unió, 9, Escaldes-Engordany, Andorra

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### OVERVIEW

## Luxurious and modern house with abundant natural light and incredible views for sale in an excellent location for ski lovers, in Pal, at the foot of the Grandvalira slopes.

Lucas Fox is proud to present 1550 Village Resort, an exclusive new build development with homes distributed in several sectors. The development is located in a privileged location in La Massana, at the foot of the Grandvalira ski resorts, in a natural environment, but with all the amenities within reach.

The property has a modern and functional design, with decoration in neutral tones that maximizes the feeling of spaciousness. In addition, it has large open spaces and large windows, which allow the entry of abundant natural light, making it very cheerful and welcoming. Likewise, it offers privileged views of the surrounding nature, a luxury to enjoy total tranquility.

This exclusive house has an area of 405 m<sup>2</sup>. The lower ground floor houses the private garage, with capacity for four cars, the engine room, a small utility room and a pantry. On the ground floor we have a spacious living-dining room with access to a beautiful 78 m<sup>2</sup> terrace, perfect for disconnecting and relaxing. In addition, it offers a fully equipped open kitchen and a guest toilet to serve the day area. The first and second floor, with an identical layout, present the night area, made up in each of them of a double bedroom with a private bathroom, a double bedroom, a complete bathroom and a 4 m<sup>2</sup> terrace ideal for enjoy the views.

The property enjoys great qualities, for example, an lift, security door, built-in wardrobes, porcelain floors, LED lighting and a home automation system that controls security, air conditioning, lighting and blinds. In order to ensure the creation of passive homes with total energy efficiency, it presents a mechanical ventilation system, high-quality carpentry with windows with double low-emission air chambers and an air conditioning and underfloor heating system powered by aerothermics energy. The kitchen and bathrooms are fully equipped. The kitchen has a central island with a Neolith countertop and Siemens brand appliances, such as a combi refrigerator, dishwasher, oven, microwave, hood and induction hob. The bathrooms have Villeroy & Boch brand toiletries with the best quality and freestanding bathtubs.



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Mountain views, Private garage, Natural light, Views, Utility room, Transport nearby, Storage room, Open kitchen, New build, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Domotic system, Built-in wardrobes, Air conditioning

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Bedrooms	Bathrooms	Floorplan	Terrace

The development offers communal areas for the exclusive use of its owners, such as garden areas between the buildings, a commercial area, cafeteria and restaurant, gym with changing rooms and a relaxation area with a heated pool, shower, sauna and Turkish bathroom . In addition, it offers parking spaces on the underground floors available to the owners. Finally, the installation of charging points for electric vehicles is planned.

Get in touch for more information about this exclusive property.

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