

€1,544,100 House / Villa - Sold

New build 4 Bedroom house / villa with 148m² terrace for sale in St Julià de Lòria

Andorra » St Julià de Lòria » AD600

4	4	215m²	148m²
Bedrooms	Bathrooms	Floorplan	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

€1,544,100 House / Villa - Sold

New build 4 Bedroom house / villa with 148m² terrace for sale in St Julià de Lòria

Andorra » St Julià de Lòria » AD600

4	4	215m²	148m²
Bedrooms	Bathrooms	Floorplan	Terrace

OVERVIEW

Luxurious and modern house with abundant natural light and incredible views for sale in an excellent location for nature lovers, in Auvinyà.

Lucas Fox presents La Vinya, an exclusive new build villa located in the privileged location of Auvinyà, in a natural environment, but with all the amenities at your fingertips.

The property has a modern and functional design project and decoration in neutral tones to maximize the feeling of spaciousness. In addition, it includes large windows to make the most of the abundant natural light in all rooms. Likewise, you can enjoy privileged views of the surrounding nature, a luxury to enjoy in total tranquility.

This exclusive house has a constructed area of 243 m². The lower ground floor houses the private garage, with capacity for two cars, a bedroom, a full bathroom, the machine room, a small utility room and a pantry.

On the ground floor, an open-plan space is offered that includes the open kitchen, the living room and the dining room that give access to a large 63 m² terrace. The floor has a staircase and elevator that connects to all floors.

The first floor presents the night area, made up of a double bedroom with a private bathroom and dressing room, two double bedrooms, a single bedroom and a complete bathroom.

The property has great qualities, such as built-in wardrobes, aerothermics and the façade covered in natural rustic stone. The construction has been carried out with high quality carpentry and windows with double low-emission air chambers to guarantee maximum energy efficiency. The kitchen is equipped with Santos brand furniture, ceramic hob, extractor hood, oven and microwave.

The completion of the work is scheduled for the last quarter of 2024. Get in touch for more information about this exclusive property.



lucasfox.com/go/and51978

Mountain views, Terrace, Private garage, Lift, Wooden flooring, Natural light, Underfloor heating, Walk-in wardrobe, Utility room, Storage room, Panoramic view, Open kitchen, New build, Heating, Exterior, Equipped Kitchen, Double glazing, Domotic system, Built-in wardrobes

Contact us today for more information or to arrange a viewing

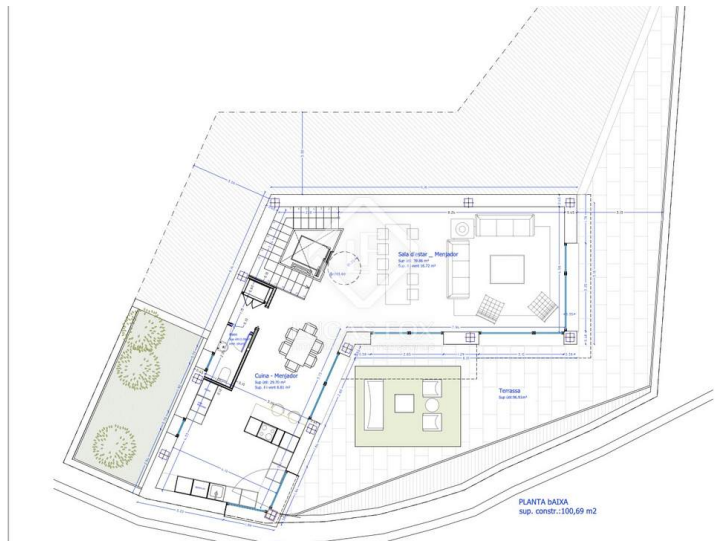
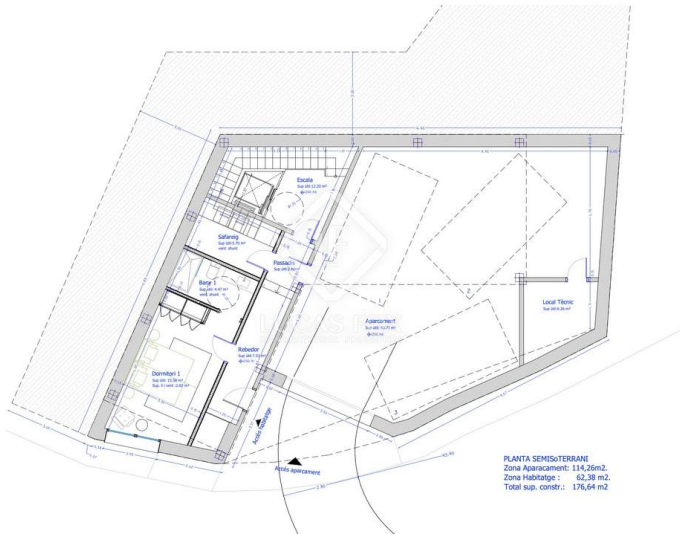
+376 775 077 • andorra@lucasfox.com • lucasfox.com • Carrer de la Unió, 9, Escaldes-Engordany, Andorra

€1,544,100 House / Villa - Sold

New build 4 Bedroom house / villa with 148m² terrace for sale in St Julià de Lòria

Andorra » St Julià de Lòria » AD600

4	4	215m²	148m²
Bedrooms	Bathrooms	Floorplan	Terrace



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

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