

€925,000 House / Villa - For sale - Reduced Price

Family house for sale in the best residential area of Castelldefels, Barcelona

Spain » Barcelona » Castelldefels » Bellamar » 08860

5 Bedrooms **3** Bathrooms **305m²** Built size **1,100m²** Plot size

REDUCED PRICE



Contact us today for more information or to arrange a viewing

+34 930 022 023 • gava@lucasfox.com • lucasfox.com • Avenida del Mar, número 3 local 2, Gavà – Barcelona, Spain

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OVERVIEW

Detached house to renovate with sea and mountain views in one of the most private and quiet areas of Bellamar, Castelldefels.

Detached house of 306 m² built located on a 1,100 m² plot with sea and mountain views in the Bellamar residential area. We access the house on the ground floor, where we find a spacious entrance hall that connects both to a spacious and bright living-dining room with fireplace and to a kitchen diner.

There is the option of renovating and joining the kitchen and the living-dining room to create an open and very bright space. From the same living room we access a private terrace with sea views. This floor also includes a double bedroom with a private terrace and a complete bathroom.

On the upper floor we find the night area, consisting of four bedrooms, one of them with access to a large private terrace with spectacular views of the sea and the mountains.

On the lower ground floor we find a large multipurpose room with a fireplace. From this room we can step outside, where we find a large terrace with a barbecue area and direct access to the private pool, allowing you to enjoy the charm of the surroundings and views of the Mediterranean and the mountains at all times. The house also has parking facilities for two vehicles.

According to urban planning regulations, the plot belongs to subzone 20/11, so any renovation must adhere to the following characteristics:

- Maximum buildability: 0.50 m² land / m² built = 550 m²
- Maximum occupancy: 20% per floor = 220 m²
- Height: 9.45 m
- Floorss: ground floor + 2 floors in height
- Adjacent buildable area and occupation: height 3.30 m and 3% of building: 33 m²
- Plot separations: front (8 m), sides (5 m) and rear (8 m)



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Mountain views, Sea views, Garden, Swimming pool, Terrace, Private garage, Natural light, Parking, Exterior, Fireplace, Near international schools, Storage room, Transport nearby, Views

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