

€1,100,000 House / Villa - For sale - Reserved

Attractive family home with spectacular landscaped gardens for sale in El Gironès, Girona

Spain » Girona » El Gironès » 17242

5 Bedrooms **5** Bathrooms **562m²** Floorplan **10,074m²** Plot size



Contact us today for more information or to arrange a viewing

+34 872 22 32 62 • costabrava@lucasfox.com • lucasfox.com • Pujada de la Catedral 10, 1er 3a, Girona, Spain

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OVERVIEW

Comfortable villa with a spectacular botanical garden on a 1-hectare plot for sale just 5 minutes from the city of Girona.

This comfortable contemporary villa is located just five minutes from the city centre of Girona and the main international schools in the area. It stands out for its excellent location within a 1 hectare plot of land, in which we discover a spectacular botanical garden with a great diversity of trees, plants and flowers.

The estate is made up of three separate buildings: the main house, the pool house and the large garage with its workshop/study.

Built in 1998 and subsequently renovated, the main house is distributed over two floors, although it is prepared to live comfortably on the ground floor. We enter through the spacious hall, which perfectly separates the day area from the night area. The hall leads us on one side to the spacious living-dining room with fireplace and pleasant views of the garden, as well as to the covered porch, kitchen, a bedroom with a private bathroom and two single bedrooms with a shared bathroom. In addition, with a totally independent entrance, we find the service area consisting of a patio, laundry room, single bedroom and a bathroom.

On the upper floor, there is a study, ideal as an office, and the master suite with a dressing room and private bathroom, both spaces with direct access to two terraces that offer unbeatable views of the entire garden, the countryside and the mountains.

The pool house, of about 70 m², is ideal for use in summer and has a nice porch, kitchen-dining room and toilet.

The garage, made up of a parking area for one car and a studio/workshop, would occupy the parking space for two cars, as well as a machine room and boiler room.

An ideal home for a family looking to live surrounded by nature, but with the comforts that a city like Girona offers at such a short distance.

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Garden, Swimming pool, Terrace, Natural light, Air conditioning, Alarm, Barbecue, Chill out area, Exterior, Fireplace, Heating, Near international schools, Solar panels, Storage room, Transport nearby, Well

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UNITS IN THIS DEVELOPMENT

Type	Status	Floor	Distribution	Size	Rental yield
		Floor	Bedrooms Bathrooms	m ² , Terrace m ²	0.00%
□					
□					

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