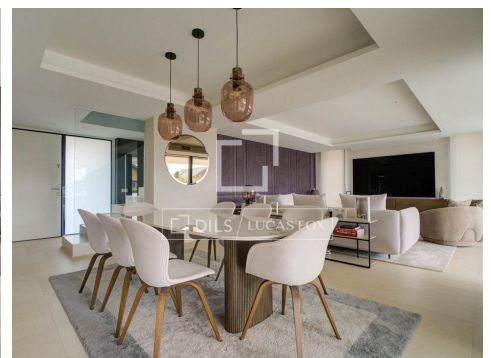
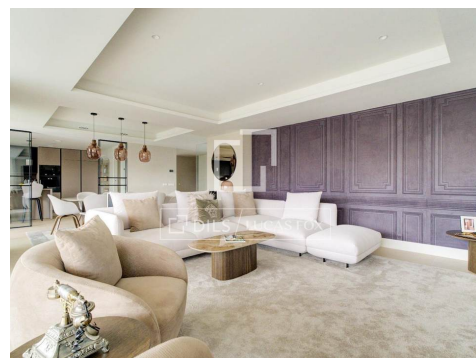
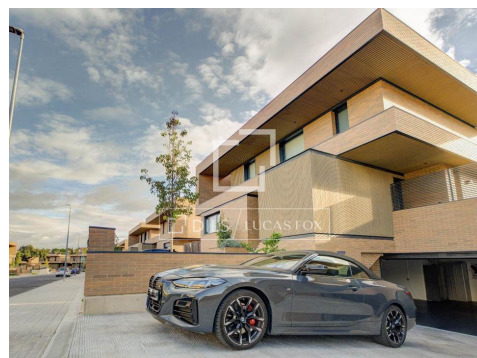
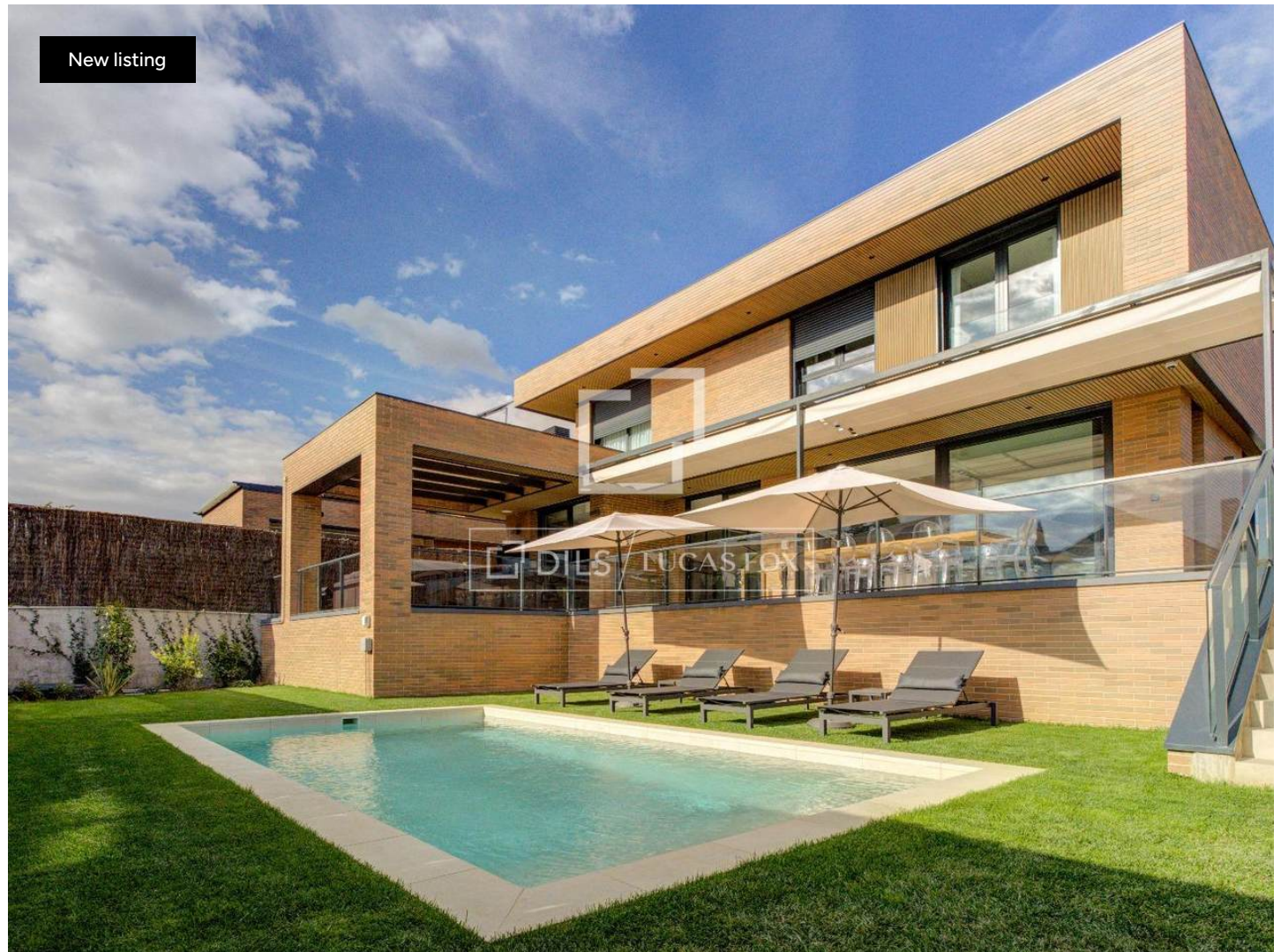


€1,890,000 House / Villa - For sale - New listing

Excellent 4 Bedroom house / villa with 268m² garden for sale in Las Rozas, Madrid

Spain » Madrid » Las Rozas » 28232

4	6	413m ²	654m ²	59m ²	268m ²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace	Garden



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€1,890,000 House / Villa - For sale - New listing

Excellent 4 Bedroom house / villa with 268m² garden for sale in Las Rozas, Madrid

Exclusive contemporary villa, with luxury finishes, private pool, home automation, high energy efficiency and practically brand new in El Cantizal.

Located in one of the most sought-after residential areas in northwest Madrid, this spectacular property stands out for its modern architecture, its meticulous comprehensive renovation, and a property concept where design, technology, and energy efficiency coexist with absolute coherence.

With a built area of 415 m² and a usable area of 350 m², the property sits on a 655 m² plot that has been designed to maximize the connection between interior and exterior, offering privacy, spaciousness and a high-level residential experience.

The property is distributed over two main floors plus a semi-basement:

On the access floor, we find an elegant open-plan living-dining room area, bathed in natural light thanks to its large, security-framed windows, which connect directly to a spacious terrace. From here, you can access the garden with its natural lawn and private swimming pool, creating a perfect setting for relaxation and socializing.

The kitchen, designed by Studio 56, is presented as a main feature: equipped with a Neolith countertop, a large central island, high-end Gaggenau appliances, an integrated extractor fan and a wine cooler, it combines aesthetics and functionality with an exceptional level of detail.

On this same floor there is also an en suite bedroom and a guest toilet.

The upper floor, designed as a bedroom area, currently offers two spacious en-suite bedrooms (the result of a renovation that prioritized more generous spaces). The master suite is particularly noteworthy, with a large dressing room and two separate bathrooms: one with a large natural stone shower and the other with an elegant designer bathtub.

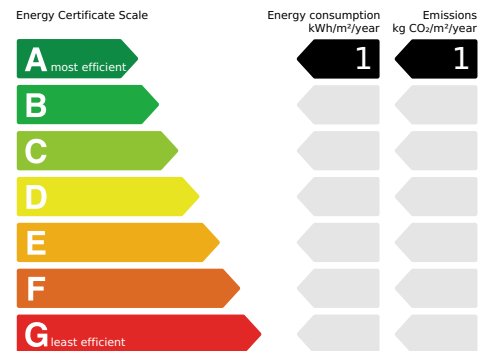
On the lower ground floor, the property incorporates a complete service and support area: equipped laundry room, storage room, multiple storage solutions and a fully independent en suite staff bedroom.

The garage, with capacity for four vehicles, has been treated as a multipurpose space, with premium finishes that allow its additional use as a leisure area, meeting room or gym.



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Terrace, Swimming Pool, Garden, Private garage, Concierge service, Natural light, Walk-in wardrobe, Views, Utility room, Storage room, Solar panels, Service entrance, Security, Open kitchen, New build, Near international schools, Gated Community, Fireplace, Exterior, Equipped Kitchen, Double glazing, Domotic system, Chill out area, Built-in wardrobes, Barbecue, Balcony, Alarm, Air conditioning



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Particularly noteworthy are its established garden with a private pool, the seamless indoor- exterior connection, the privacy of the plot , and its premium features, which provide a high level of comfort and quality of life. The property is practically brand new, allowing you to move in with the highest standards of efficiency, design, and technology.

It also incorporates a complete range of state-of-the-art equipment: aerothermics system with underfloor heating and cooling, photovoltaic panels, heat recovery system, energy rating A, comprehensive home automation (AJAX), SONOS multiroom sound system, 24-hour security with perimeter control, floor-to-ceiling carpentry, fully equipped dressing rooms, automated outdoor pergolas and an electric vehicle charging point.

The characteristics described may be subject to verification.

The sale price is €1,890,000, taxes not included.

Applicable taxes (ITP/IVA/AJD), as well as notary fees, registration fees and other costs associated with the sale, are not included in the price.

The total cost of the acquisition may vary depending on the buyer's profile and the conditions of the transaction, and can be detailed upon request of the interested party.

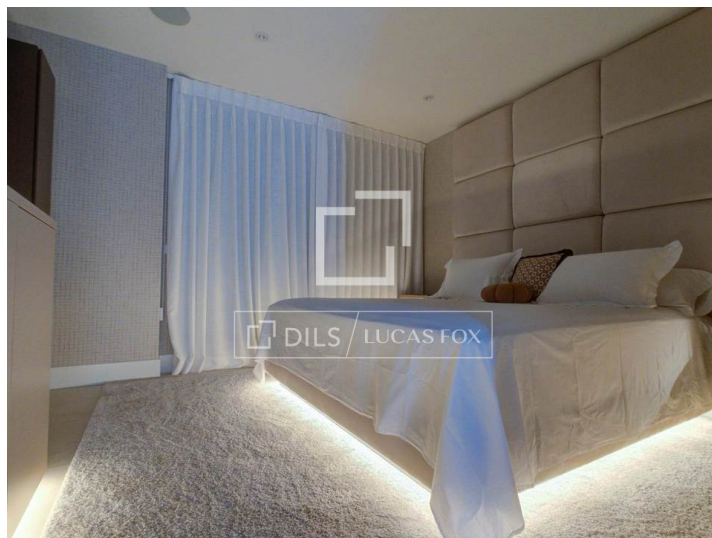
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