

€2,400,000 House / Villa - For sale - New listing

## 4 Bedroom house / villa for sale in Las Rozas, Madrid

Spain » Madrid » Las Rozas » 28290

|          |           |                   |                     |
|----------|-----------|-------------------|---------------------|
| 4        | 3         | 406m <sup>2</sup> | 3,265m <sup>2</sup> |
| Bedrooms | Bathrooms | Floorplan         | Plot size           |



Contact us today for more information or to arrange a viewing

+34 912 900 182 · madrid@lucasfox.com · lucasfox.com · Calle Serrano nº 8, Madrid, Spain

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### Contemporary elegance and privacy in a spectacular renovated villa in Golf de Las Rozas

Exclusive, renovated single-family home for sale in the prestigious Golf de Las Rozas Development , one of the most exclusive residential areas in northwest Madrid, renowned for its privacy, security, and established natural surroundings. Situated on a magnificent 3,265 m<sup>2</sup> plot , the property offers a serene and family-friendly lifestyle, surrounded by nature and just minutes from all essential amenities and transport links.

With 501 m<sup>2</sup> of built area according to the Land Registry, the property combines updated classic architecture with a contemporary, minimalist, and timeless design, creating warm, bright, and relaxing spaces. Distributed over two floors and facing southeast, it enjoys an extraordinary amount of natural light and a seamless connection between interior and exterior.

The established garden , designed for low maintenance and surrounded by lush vegetation, provides a great sense of privacy. The swimming pool, the charming porch, and the various outdoor areas make the property an ideal space for both relaxation and socializing.

The main floor features a spacious entrance hall leading to a spectacular living room with double height ceilings and three distinct areas: a sitting area, a reception area arranged around a light well, and a formal dining room . From here, there is direct access to the porch and terrace. The large, fully equipped kitchen boasts a picture window overlooking the side garden and a separate service entrance. Adjacent to the kitchen are a staff bedroom, a full bathroom , and access to the two-car garage.

The night area on this floor offers two double bedrooms that share a bathroom, as well as an elegant master suite. A spacious study completes this level. A grand staircase dominates the living room and leads to the upper floor , where an interior balcony overlooking the social area provides access to a large guest bedroom with an en-suite bathroom .

Among its features are the underfloor heating and cooling system, as well as split-system air conditioning in the living room. Energy certification pending.

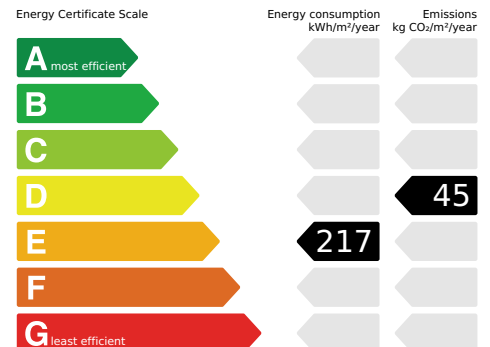
Price: €2,400,000.

The taxes applicable to the transfer, as well as the notary fees, registration fees and other costs inherent to the sale, are not included in the price and will be assumed by the buyer in accordance with current legislation.



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Terrace, Swimming Pool, Garden, High ceilings, Underfloor heating, Parking, Storage room, Service entrance, Security, Renovated, Heating, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Air conditioning



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