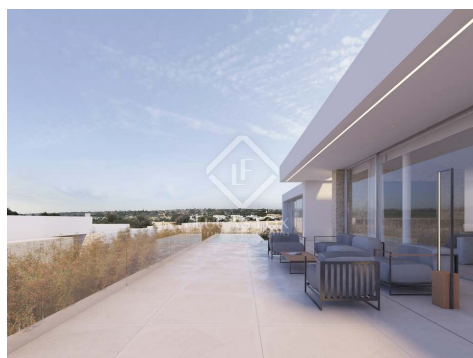


€1,850,000 House / Villa - For sale - Reserved

## New build 5 Bedroom House / Villa for sale in Pozuelo, Madrid

Spain » Madrid » Pozuelo » 28660

<b>5</b>	<b>6</b>	<b>665m<sup>2</sup></b>	<b>1,200m<sup>2</sup></b>
Bedrooms	Bathrooms	Built size	Plot size



**Contact us today for more information or to arrange a viewing**

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### OVERVIEW

## A new development of 7 detached luxury villas (LAST 2 UNITS) of exceptional design for sale in Valdecabañas, Boadilla with a starting price of €1,675,000

Lucas Fox is proud to present, on an exclusive basis, "Playa de Fanals 2", another stunning development of 7 luxury villas of exceptional design located in Valdecabañas, Boadilla del Monte.

Given the recent construction of high quality modern villas, Valdecabañas is transforming rapidly in one of the most prestigious and coveted areas of Boadilla del Monte.

Given the high demand of "Playa de Fanals 1" which was sold out in spring 2021, we are very pleased to offer discerning buyers this new opportunity.

LAST 2 UNITS LEFT.

Each property will provide over 655 m<sup>2</sup> of living and entertaining space (with option to enhance to 755 m<sup>2</sup>) on 1,200 m<sup>2</sup> plots.

One of the standout features of these magnificent villas is the ability to live on just one level with the main ground floor providing 400 m<sup>2</sup> of living space; the living rooms, kitchen and all the family bedrooms are designed in one continuum with a great layout.

These are truly houses of the future since they are equipped with the latest technologies and energy efficient aero thermal system, resulting in low maintenance and running costs.

The 260 m<sup>2</sup> basement provides a private garage for 4 large cars, a service bedroom and bathroom, a laundry room, a machine room and a large storage room. Natural light will reach this level through an English patio.

In addition, the developer offers the option to enhance this level by more than 100 m<sup>2</sup> to customised this amazing house to personal requirements, for example with a gym, a cinema room, a golf simulator and or a playroom / party room. The possibilities are endless.



[lucasfox.com/go/poz30618](https://lucasfox.com/go/poz30618)

Garden, Swimming pool, Private garage, High ceilings, Natural light, Modernist building, Parking, Underfloor heating, Air conditioning, Alarm, Built-in wardrobes, Chill out area, Domotic system, Double glazing, Equipped Kitchen, Exterior, Heating, Near international schools, New build, Pet-friendly, Playground, Playroom, Service entrance, Solar panels, Storage room, Transport nearby, Utility room, Views, Walk-in wardrobe

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This location, which is only 25 minutes by car from the centre of Madrid, offers the best of both worlds. On the one hand, you can enjoy a fantastic outdoor lifestyle, as the area is surrounded by large forests that offer high-quality air and a pleasant microclimate.

On the other hand, you will be close to excellent facilities, including the best international schools, shops, sports clubs and hospitals. The Puerto de Hierro hospital and the Caralero de Majadahonda shopping centre are 3 minutes away by car.

Trendy local restaurants like Renato are just a 5-minute walk away.

Key schools within a few minutes drive: Aquinas American School, American School of Madrid, Saint Michael's, Trinity College, Highlands Private School, British Council School.

These villas will impress the most discerning buyers and estimated delivery is in Q4 2023.

In conclusion, these wonderful villas with ultra-high finishings cater to all the needs of the modern family; a great door lifestyle close to central Madrid.

Please contact Lucas Fox by email or phone today to organise a viewing of the plot and area and discuss any customisation requirements. We work 7 days a week as we adapt to our customers' needs.

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