

€3,950 pcm. Apartment - Rented

## Excellent 3 Bedroom apartment with 39m<sup>2</sup> terrace for rent in Pozuelo, Madrid

Spain » Madrid » Pozuelo » 28223

<b>3</b>	<b>2</b>	<b>166m<sup>2</sup></b>	<b>39m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Terrace



Contact us today for more information or to arrange a viewing

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**3** Bedrooms  
**2** Bathrooms  
**166m<sup>2</sup>** Floorplan  
**39m<sup>2</sup>** Terrace

### OVERVIEW

**Unique exclusive apartment with enormous architectural beauty, sustainable and optimized, fully equipped and with the best qualities for rent in the best luxury residential complex in Madrid, with numerous common areas and a spectacular garden.**

Lucas Fox is pleased to present this impressive exclusive rental apartment with a double terrace facing south and north and with views of the capital, in a unique residential project, constituted by the developer Ikasa in 2018 and designed by the renowned architect Otto Medem in one of the most sought-after areas of the capital, Somosaguas, northwest of Madrid.

The main idea of the project arises from transferring the luxury and uniqueness of the single-family home to the collective home, to offer a unique and exclusive home. The apartment is located on the first floor, has a large eaves that protects from the sun and a terrace projected as a box, whose symmetry is opposite to that of the upper and lower floors.

It has a unique distribution throughout the complex, since with successful modifications in the distribution of the floor, an originally 4-room apartment is transformed into two bedrooms with an extra multifunctional room. With the intention of creating bedrooms with larger dimensions than those that were already predetermined by the developer, changes were made to the original plan to achieve two large and very well-equipped rooms and a third room, which serves as a multifunctional area: guest bedroom, work area or TV room.

The house is delivered fully equipped with appliances, lighting, high-end qualities and without furniture. Undoubtedly a unique opportunity, with a flat of maximum comfort and ready to move into, with an ideal location near the capital.

The north terrace offers spectacular and unique views of the Madrid skyline and the south terrace, which is wider and with access from the day area, views of the entire residential complex and the pool, which presides over the space.



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Swimming Pool, Heated swimming pool, Garden, Gym, Concierge service, Lift, Padel court, Natural light, High ceilings, Underfloor heating, Parking, Communal terrace, Wheelchair access, Walk-in wardrobe, Utility room, Transport nearby, Security, Playroom, Playground, Pet-friendly, New build, Near international schools, Heating, Gourmet lounge, Equipped Kitchen, Double glazing, Domotic system, Chill out area, Built-in wardrobes, Balcony, Alarm, Air conditioning

Minimum Rental Period: 12 Months.

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Regarding the house, at the entrance we find a large hall, with access to the noble area of the house facing south, with the living room, the kitchen and the terrace, as well as the night area. In this same space we find the courtesy toilet and the corridor equipped with a good row of built-in wardrobes that will lead us to the bedroom area of the house.

The living room is one of the most pleasant spaces with a dining area and direct access to the south facing terrace. From the living-dining room, we have access to the kitchen, with a Korian countertop, a highly resistant material, and equipped with high-end Gaggenau appliances and plenty of storage spaces to make the most of the space. From here, we reach a separate laundry and storage area from the kitchen.

All the spaces are connected so that the space flows and circulation within the house is very easy. In the night area, we find a total of three bedrooms. In the first place, we find what will be the assistant for guests, it serves as a multifunctional space, office or television room. The other two bedrooms are very spacious. The one facing north has a fabulous dressing room with a row of cabinets to the right and left, integrated with the private bathroom area. The other master bedroom also has its own dressing room and full bathroom with shower and access to the south terrace.

With regard to facilities and materials, this home is fully automated, with the best interior and exterior materials, with Succo carpentry, one of the best enclosures on the market, electric and folding shutters, solid wood flooring from oak and imitation ceramic floor in the kitchen. It has underfloor heating and air conditioning with a mixed hot and cold system, with individual control for each room.

The apartment has two parking spaces with the option of an electric car charger. The entire development is designed to encourage energy efficiency and sustainability.

The residential complex of 75 homes organized in 4 blocks has been taken care of down to the last detail. Energy efficiency is one of the greatest exponents at Ikasa Somosaguas Club, since renewable energies are used: biomass and geothermal energy, as sources for the production of hot water and heating. The project has been focused on safety and maximum energy efficiency. In fact, it is one of the first residential developments to have the LEED certification (Leader in Energy Efficiency and Sustainable Design), which ensures an efficiency much higher than the A rating of the Spanish regulations, which will allow the best comfort experience. interior and very important savings in consumption.

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The distribution of each of the blocks is optimized to the maximum, to achieve large common spaces and possibilities, both sports, recreation, and children's play areas. All this surrounded by a spectacular garden, whose landscaping is designed to the millimeter, together with an architecture of a sculptural nature.

The plot has a total of 16,000 m<sup>2</sup> of exclusive common areas: gym, pitch & putt area, multipurpose room with different uses (gastroteca, cinema, celebrations or social gatherings), running track (700 meters long), crossfit, organic garden, paddle tennis court and swimming pools for children and adults. All this in a unique natural environment with a hundred-year-old pine forest and a pond. In addition, it has a large number of garden areas and parking for vehicles and bicycles with charging points for electric cars.

Contact Lucas Fox by email or phone to arrange a viewing and see the flat for yourself. We are available 7 days a week to adapt to the needs of our clients.

You can also visit our recently opened Lucas Fox Property Lounge at Avenida de Europa 38, Pozuelo, where we can learn more about your needs and help you find your perfect home or investment.

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