

€1,034,000 House / Villa - For sale - New listing

3 Bedroom house / villa with 24m² terrace for sale in San Sebastián, Basque Country

Spain » Basque Country » San Sebastián » 20012

3	2	167m ²	399m ²	24m ²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace



Contact us today for more information or to arrange a viewing

+34 943 903 720 · sansebastian@lucasfox.es · lucasfox.com ·

Paseo de Miraconcha 20 Bajo Local izq, San Sebastián, País Vasco, Spain

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Unique octagonal property with private garden , two terraces, fireplace and parking, in an elevated, private and well connected location in the upper residential area of Egia.

Lucas Fox presents this unique villa, an exceptional property in San Sebastián due to its unique architecture, its intimate relationship with the exterior and its privileged position in an elevated, quiet and well-connected area.

Located on a private street with restricted vehicle access , the property offers a secluded setting, surrounded by greenery and with spectacular views of Peñas de Aya, Larun, and Jaizkibel. Its location, just minutes from Gros and the centre, allows you to enjoy an extraordinary combination of privacy, nature, and proximity to the urban centre .

Built in 1998, the property stands out for its octagonal design, an unusual architectural solution that lends character, spatial fluidity, and a distinctive personality. The combination of wood, large windows, and a multi-level layout ensures a constant flow of natural light throughout the day, as well as offering the opportunity to enjoy both sunrise and sunset year-round.

The property has a total area of approximately 140.70 m², of which 116.40 m² correspond to interior space and 24.30 m² to terraces. All of this is situated on a 399.35 m² building , with a charming private garden featuring fruit trees, a bedroom area , and a vegetable patch; a rare and distinctive feature in a location so close to the city.

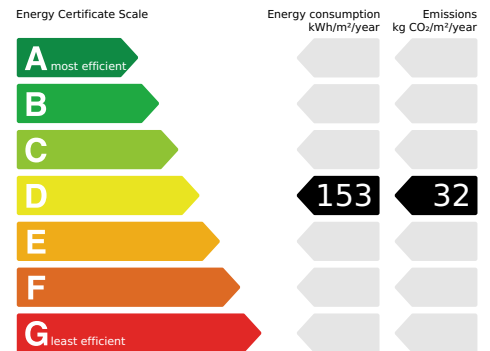
The layout, organized over four floors, offers versatility and a rich sense of space. The lower floor features a welcoming living area with direct access to a terrace, a bedroom , and a full bathroom , ideal as a guest suite or separate living space. The main floor houses the kitchen and the property entrance, with direct access to the garden. The next level includes two bedrooms, an additional room that could be used as an study, study, or multipurpose room, and a spacious bathroom with a window exterior the garden. The top floor boasts a magnificent double-height living room with a fireplace and access to a second, larger terrace.

The property features ample parking and underfloor heating heating. The facade and roof have been recently renovated, further enhancing the building's excellent overall condition.



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Garden, Parking, Fireplace, City views, Chill out area



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In short, a truly special property , ideal for those seeking a property with architectural identity, private outdoor spaces and a natural connection with the landscape, without sacrificing the convenience of living close to the main attractions of San Sebastián.



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