

€795,000 House / Villa - For sale - New listing

4 Bedroom house / villa with 30m² garden for sale in Sant Cugat, Barcelona

Spain » Barcelona » Sant Cugat » Sant Cugat centre » 08173

4	3	190m ²	50m ²	30m ²
Bedrooms	Bathrooms	Floorplan	Terrace	Garden



Contact us today for more information or to arrange a viewing

+34 930 23 58 07 · santcugat@lucasfox.com · lucasfox.com · Rambla de Ribatallada, 20, Sant Cugat del Vallés, Spain

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4 Bedroom house / villa with 30m² garden for sale in Sant Cugat, Barcelona

Corner townhouse of 190m², 4 bedrooms, 3 bathrooms and garden for sale in Sant Cugat del Vallès, Barcelona.

Lucas Fox is pleased to present this fantastic corner townhouse located in the established neighbourhood of Sant Domènec, a privileged location in Sant Cugat del Vallès that combines residential tranquility, excellent transport links and proximity to all amenities.

The property has 190 m² built distributed over several floors and stands out for its brightness, spaciousness and numerous possibilities of adaptation to the needs of each family.

Exterior , there's a lovely, recently renovated terrace with a porch and barbecue area, perfect for enjoying outdoor gatherings. This seamlessly connects to a welcoming, east-facing private garden , an ideal space for relaxation and family-friendly leisure.

The main floor offers a spacious living-dining room with fireplace and direct access to the garden, a fully functional separate kitchen and a guest toilet.

The bedroom area is located on the first floor and has three bedrooms with built-in wardrobes and a full bathroom . The current layout allows for the possibility of adding a second en-suite bathroom in the main bedroom.

The top floor features a spacious, open-plan attic with access to a solarium offering panoramic views. Thanks to its size and layout, it can easily be transformed into a spectacular master suite, a home office, a games room , or a multifunctional space.

The property also includes a convenient parking space with room for a car and a motorcycle, as well as a separate storage room of approximately 12 m².

Built in 1988 and in good condition, the property has heating, air conditioning and an east-west orientation that guarantees natural light throughout the day.

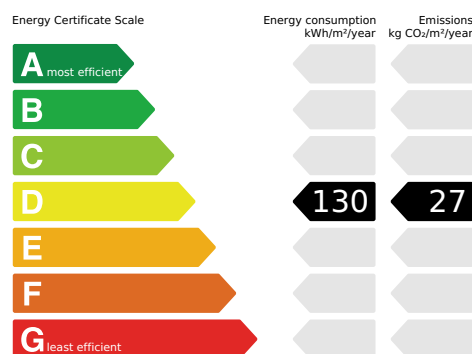
Its excellent location allows you to reach the FGC Volpelleres train station, the Mercantic shopping center, and the main road access points to Barcelona in just a few minutes. Furthermore, it is surrounded by schools, nurseries, green areas , and all the necessary amenities for daily life.

An ideal opportunity for those seeking space, exterior and quality of life in one of the most valued areas of Sant Cugat.



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Terrace, Garden, Natural light, Views, Transport nearby, To renovate, Storage room, Private beach, Pet-friendly, Near international schools, Heating, Exterior, Equipped Kitchen, Double glazing, Alarm, Air conditioning



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Energy Consumption: Class D 130 kWh/m² year Emissions: Class D 27 kg CO₂/m² year - Cadastral Reference: 2624606DF2922D000XXX - Habitability Certificate Number: CHB05424918XXX Property Price: €795,000 The sale price does not include closing costs such as notary fees, registration fees, administrative fees, and taxes (VAT or Transfer Tax), which together amount to approximately 10%. No buyer's fees are charged. This publication is not legally binding. Always consult the property registry extract with Dils Lucas Fox Sant Cugat before finalizing the purchase. For more information or to schedule a viewing, please do not hesitate to contact us; we will be happy to assist you every step of the way. Professional identification: Marketed by Dils Lucas Fox (Lucas FF Sant Cugat, SL with CIF B64037526) AICAT number: 13194.

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