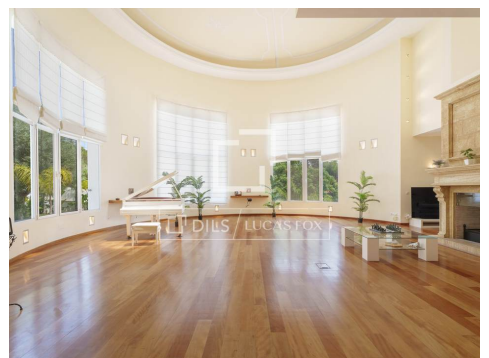
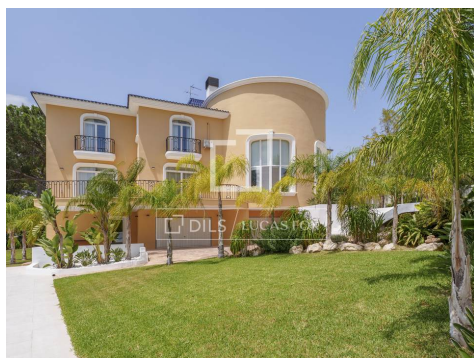


€2,950,000 House / Villa - For sale

6 Bedroom house / villa with 116m² terrace for sale in Godella / Rocafort, Valencia

Spain » Valencia » Godella / Rocafort » 46110

6	7	856m ²	1,671m ²	116m ²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace



Contact us today for more information or to arrange a viewing

+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain

€2,950,000 House / Villa - For sale

6 Bedroom house / villa with 116m² terrace for sale in Godella / Rocafort, Valencia

Impressive 856 m² villa for sale in Campolivar-Godella.

Lucas Fox presents this villa for sale in Godella, situated on a corner plot of 1,672 m² of landscaped grounds and distributed over three floors. The house was built in 2001 with top-quality materials. The property offers five bedrooms, all with en-private bathroom and dressing area.

The entrance hall leads to a library/ study , and through its rough-hewn stone arches, we see the grand staircase with its handcrafted stained-glass windows. The spacious, circular living room with its domed ceiling and palatial feel, surrounded by windows, is particularly noteworthy. In the centre, a double-sided fireplace connects the main living room to a more intimate and family-friendly -friendly living room . This family-friendly room is very welcoming and adjoins the living-dining room , which features a terrace and balconies overlooking the garden. Next to it is the kitchen, with high-quality materials such as stainless steel and Silestone countertops and floor . The service area includes a pantry, a staff bedroom , and a utility room.

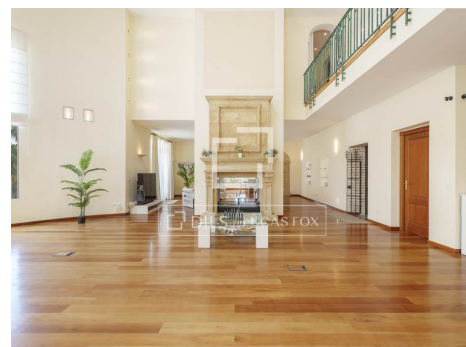
The upper floor features a door with gold-leafed moldings that access to the large main bedroom with a fireplace, dressing room, and en-suite bathroom with a hydromassage shower and a two-person whirlpool tub. A corridor with panoramic views of the main living room provides access to the remaining bedrooms, which have been designed with meticulous attention to detail.

The basement houses a gym, sauna, full bathroom , and a living room with a bar and kitchen. There is also a games room, fireplace, wood-fired oven, dining area, wine cellar , and another multipurpose room.

The exterior area offers a large garden, with a pleasant pond and a large infinity pool.

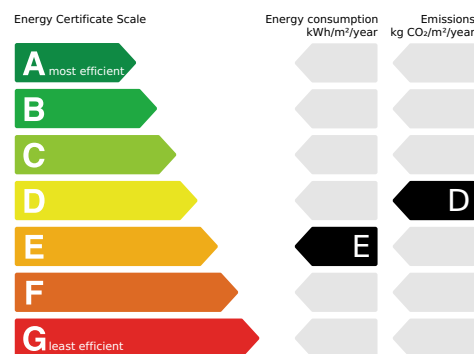
The property features a perimeter and interior alarm system for absolute security and privacy. Notable features include pine doors, Technal double-glazed and tilt-and-turn windows, and a unique sculpted replica of the Notre Dame Cathedral staircase.

The sale price is exclusive of taxes. Applicable taxes—ITP/IVA/AJD—as well as notary fees, registration fees, and other costs associated with the sale, are not included in the price and will be borne by the corresponding party. Real estate brokerage fees amount to 3% of the final sale price plus applicable VAT, and these will be borne by the buyer.



lucasfox.com/go/val60469

Terrace, Swimming Pool, Garden, Jacuzzi, Private garage, Wooden flooring, Natural light, High ceilings, Walk-in wardrobe, Utility room, Storage room, Security, Playground, Near international schools, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Built-in wardrobes, Barbecue, Balcony, Alarm, Air conditioning



Contact us today for more information or to arrange a viewing

+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain

€2,950,000 House / Villa - For sale

6 Bedroom house / villa with 116m² terrace for sale in Godella / Rocafort, Valencia

Property marketed by Dils Lucas Fox (Lucas Trading, SL with CIF B64125438), acting as a real estate intermediary with registration number in the Register of Real Estate Intermediation Agents of the Valencian Community RAICV 4243.

Energy rating: D

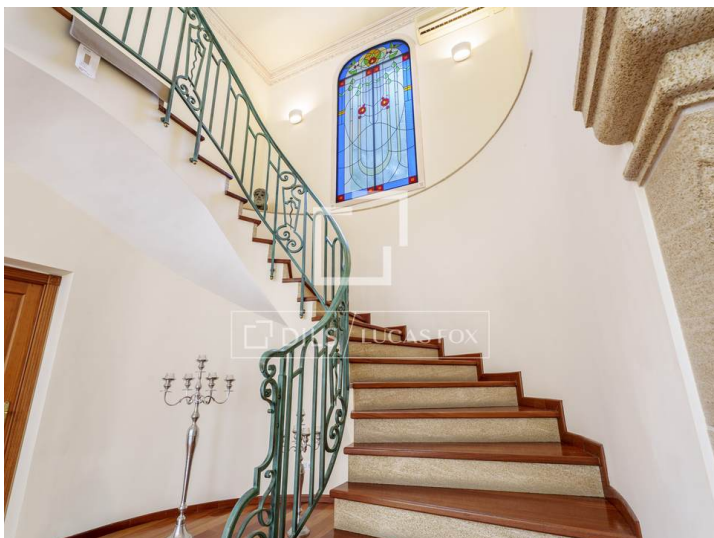
Please contact us for more information.

Contact us today for more information or to arrange a viewing

+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain

€2,950,000 House / Villa - For sale

6 Bedroom house / villa with 116m² terrace for sale in Godella / Rocafort, Valencia



Marketed by Dils Lucas Fox (Lucas Trading, S.L., company registration number B64125438), acting as a real estate intermediary The information provided is for information purposes only, based on details supplied by the owner, and is subject to change. It does not constitute a contractual offer.

Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

Contact us today for more information or to arrange a viewing

+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain