

REF.:5812

Andorra | Sotheby's  
INTERNATIONAL REALTY

# Exquisite newly built villa to buy in Ordino

Andorra - Ordino

Superficie	Habitaciones	Baños	Precio
<b>694 m<sup>2</sup></b>	<b>5</b>	<b>5</b>	<b>6.233.000 €</b>

Contáctenos para recibir más información o solicitar una visita

+376 872 222

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Exclusive villa to buy in the charming town of Ordino, the first destination in the Principality of Andorra designated as a Biosphere Reserve. This sensational property is part of a new development that stands out for its privileged location as well as for its luxurious design, conceived by the prestigious architectural studio Rafael De la-Hoz Arquitectes. It is a newly built property of approximately 694.93 m<sup>2</sup> built, which includes multiple terraces optimally oriented to provide the maximum possible exposure to natural light, and in turn enjoy the magnificent views of Ordino and its valleys. The ground floor is intended for disconnection, and that is why it has a spa and gym area, as well as a cinema room. On this floor there are also two en-suite double bedrooms, a toilet and a storage area, as well as a 26.4 m<sup>2</sup> terrace. On the first floor is the continuation of the rest area, with two en-suite bedrooms with full bathroom, and the property's master suite of about 31.6 m<sup>2</sup>, with dressing room and full bathroom. All rooms have access to the terrace. The second floor is distributed in a large kitchen with a central island, equipped with the latest technologies, and open to a cozy dining room with access to the 21.52 m<sup>2</sup> terrace. In this area there is also a living room and a library, both spaces also with access to the terrace, a toilet and a laundry area. On the top floor, under the roof, there is a functional office. The finishes are elegant and of the highest quality, and the design of the property combines modern elements, such as the large windows, with the classic Andorran architecture in stone and wood to integrate in the best way in the environment and not lose the essence of the country.

## Características

- ✓ Triple vidre
- ✓ Llar de foc
- ✓ Spa comunitari amb piscines i jacuzzi
- ✓ Despatx
- ✓ Assolellat
- ✓ Terrassa
- ✓ Parking
- ✓ Transport públic aprop
- ✓ Aigua calenta
- ✓ Parquet
- ✓ Domotica
- ✓ Càmeres de seguretat
- ✓ Ascensor adaptat cadira de rodes
- ✓ Cuina tipus office
- ✓ Aire condicionat
- ✓ Alarma
- ✓ Llar de foc
- ✓ Traster
- ✓ sòl radiant
- ✓ Zona de fitness comunitària dotada amb equipament
- ✓ Safareig
- ✓ Amaris encastats
- ✓ Parket ceràmic
- ✓ Calefacció
- ✓ Vistes a la muntanya
- ✓ Zona verda
- ✓ Electrodomestics

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