

REF.:6394

Andorra | Sotheby's  
INTERNATIONAL REALTY

## Attached chalet to buy in La Massana

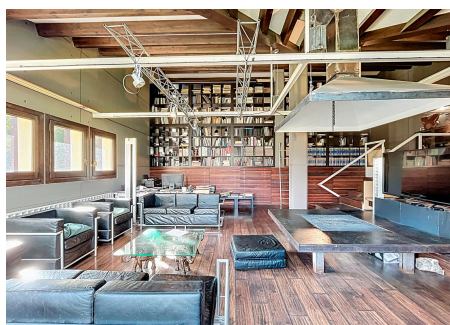
Andorra - Sispony

Superficie	Habitaciones	Baños	Precio
390 m <sup>2</sup>	4	3	1.700.000 €

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Discover this impressive house located in La Massana on a 400 m<sup>2</sup> plot that combines modern design, comfort, and Zen style. With a total area of 390 m<sup>2</sup> spread across three floors, this property offers spacious, highly finished spaces perfect for those seeking quality of life and privacy.

**Main Layout and Features** The upper floor of 133 m<sup>2</sup> features a large living room with a central fireplace and double ceiling height. The spacious industrial-style kitchen has direct access to a south-facing landscaped terrace, ideal for relaxing and enjoying quiet moments. Below it, through the garden and the street entrance, also of 133 m<sup>2</sup>, there is a master bedroom with a dressing room, private bathroom, large shower, and Jacuzzi for relaxation. This level also includes a private parking area with space for two cars, as well as a dedicated space for the boiler and water tank. The lower floor, of 124 m<sup>2</sup>, includes two bedrooms with garden access, two full bathrooms, and a large versatile room with big windows overlooking the side garden. This room is ideal for sports, study, or meeting spaces.

**Exterior Spaces** The 252 m<sup>2</sup> gardens surrounding the house have been revitalized following the Japanese Zen aesthetic known as Kare Sandui, creating an atmosphere of calm and harmony. These gardens share space with two communal garden terraces on the south side, perfect for enjoying the sun and nature.

**Other Notable Details** The house has been renovated with thermal insulation that includes Tecnol laminates and Placo windows, along with wooden floors that add warmth. However, some areas could benefit from a renovation. The heating system combines radiators and underfloor heating in the hallway and master bedroom, providing a comfortable and efficient distribution. This home combines modernity and tranquility in an enviable natural environment in La Massana, making it an ideal choice for families seeking quality of life in a welcoming and exclusive setting.

### Características

- |               |                 |                        |
|---------------|-----------------|------------------------|
| ✓ sòl radiant | ✓ Llar de foc   | ✓ Armaris encastrats   |
| ✓ Assolellat  | ✓ Terrassa      | ✓ Calefacció           |
| ✓ Parking     | ✓ Jardí         | ✓ Vistes a la muntanya |
| ✓ Zona verda  | ✓ Aigua calenta |                        |

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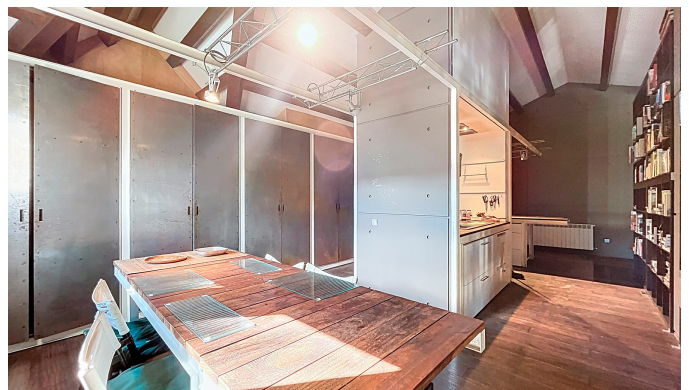
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