

REF.: MARP1399

Barcelona &  
Costa Brava

**Sotheby's**  
INTERNATIONAL REALTY

## Elegant villa with panoramic views in Supermaresme

Barcelona North Coast | The Maresme · Supermaresme

Plot area	Build size	Bedrooms	Bathrooms	Price
<b>2,100 m<sup>2</sup></b>	<b>652 m<sup>2</sup></b>	<b>5</b>	<b>5</b>	<b>3.850.000 €</b>

Contact us to receive more  
information or request a visit:

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We find this classic house, located in the upper area, with panoramic views of the entire coast of Barcelona and the impressive natural park in one of the best urbanizations of Catalonia, in Sant Andreu de Llavaneres. Just 30 minutes from the airport, the town has a magnificent marina, an important golf course, surrounded by nature, great security and all services. Perfect for sea lovers, the forest, tranquility and quality of life. The house was updated 3 years ago and the entire installation was changed. On the entrance floor of the house, there is a spacious living room with fireplace and direct access to the porch. From this floor, you can enjoy, in all rooms, the views of the entire coast of Barcelona. Next to the living room is a dining room for 16 people, an all-new kitchen, with pantry area and service entrance, and a sunny laundry area. On this floor, there are also 3 spacious bedrooms. The semi-basement floor has been converted into a large space for music and home-cinema. It can also be a gym. It also has an original courtesy toilet, a small cellar and storage area. On the upper floor, there is a magnificent suite with private living room, fireplace, many walk-in closets and walkways, full bathroom and private terraces. Extra: private garage, porch, large storage areas, heating.

## Features

- ✓ Wooden flooring
- ✓ Natural light
- ✓ Fireplace
- ✓ Air conditioning
- ✓ Terraces | Balconies
- ✓ Open porch
- ✓ Library
- ✓ Heated swimming pool
- ✓ Games room
- ✓ Transport nearby
- ✓ Panoramic views
- ✓ Golf course nearby
- ✓ Wheelchair access
- ✓ Well
- ✓ High ceilings
- ✓ Double glazing
- ✓ Wine cellar
- ✓ Storage room
- ✓ Office
- ✓ Laundry room
- ✓ Gym
- ✓ Fitted kitchen
- ✓ Sea views
- ✓ Mountain views
- ✓ Cafés | Restaurants | Shops nearby
- ✓ Renovated
- ✓ Heating
- ✓ Alarm system
- ✓ Utility room
- ✓ Parking
- ✓ Media room | Home cinema
- ✓ Jacuzzi | Whirlpool
- ✓ Garden
- ✓ Chill out area
- ✓ Residential area
- ✓ International schools nearby
- ✓ Beach nearby

## Location

With its prestigious golf courses, yacht club, riding centre, green forests and extensive white sand beaches, the area of Sant Andreu de Llavaneres and Sant Vicenç de Montalt is undoubtedly one of the most prestigious on the Maresme coast.

A perfect enclave to buy your second home or to settle throughout the year in one of its select residential areas such as Supermaresme, Rocaferrera or Bell-Aire. Living here, 40 kilometres from the city of Barcelona and 150 kilometres from the French border, is really a privilege.



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