

Reference: **1277-2540**
Property type: House
Sale/rent: For sale
Price: **618.000 €**
Condition: New



Town: Avinyonet de Puigventós
Province: Girona
Postal code: 17742
Zone: Mas Pau



Sqm built: 400 **Plot sq.meters:** 453 **Bedrooms:** 5
Bathrooms: 3 **Outward/Inward:** outward

Description:

Impressive newly built home located in the prestigious Mas Pau residential area, available for immediate occupancy. The property offers 400 m² of built space on a 453 m² plot.

The house is distributed over three levels. The semi-basement floor features a spacious garage with capacity for three vehicles, a machine room and a versatile multipurpose room.

The ground floor is accessed through an elegant entrance hall leading to a bright and spacious living-dining room with direct access to the porch. This space connects to a modern open-plan kitchen with a breakfast bar. On this floor there is also a designer full bathroom and two generously sized bedrooms.

The first floor offers three bedrooms, one of them a suite with a walk-in wardrobe, as well as an additional full bathroom.

All rooms are equipped with ducted air conditioning and heating. The property also features a diesel tank, aluminium exterior carpentry with thermal break, double glazing and motorized shutters.

Outside, the house offers a pleasant garden with a private swimming pool and a natural grass area with an automatic irrigation system.