

REF.:6193

Andorra | Sotheby's  
INTERNATIONAL REALTY

## Flat to buy in the Vilars area, Escaldes-Engordany

Andorra - Escaldes-Engordany

Superficie	Habitaciones	Baños	Precio
<b>123 m<sup>2</sup></b>	<b>3</b>	<b>2</b>	<b>770.000 €</b>

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información o solicitar una visita

 +376 872 222

 info@sir.ad



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This magnificent home is located in a new residential complex under construction in Escaldes-Engordany, Residencial Marió, a few minutes from the commercial and financial center of the country. With an area of 123.49m<sup>2</sup>, this modern property has 1 terrace of 7m<sup>2</sup>, offering a bright and sunny atmosphere thanks to its optimal orientation. The house has 3 rooms. It also has a complete independent bathroom, in addition to the one in the suite, with space for laundry. Enjoy a large living-dining room with integrated kitchen and access to the terrace, creating a perfect space for entertaining. Highlights include top of the line qualities, aerothermic and heat pump heating, motorized aluminum shutters, LED lighting, underfloor heating and more. Likewise, there are parking spaces and storage rooms available according to your needs, which are not included in the price of the house. Delivery of this property is scheduled for April 2025, giving you the opportunity to secure your home in this exclusive residential complex.

## Características

- ✓ Ascensor adaptat cadira de rodes
- ✓ Assolellat
- ✓ Calefacció
- ✓ Transport públic aprop
- ✓ Parquet
- ✓ Doble vidre
- ✓ Terrassa
- ✓ Ascensor
- ✓ Vistes ciutat
- ✓ Amaris encastats
- ✓ Balcó
- ✓ Vistes a la muntanya
- ✓ Parking cobert

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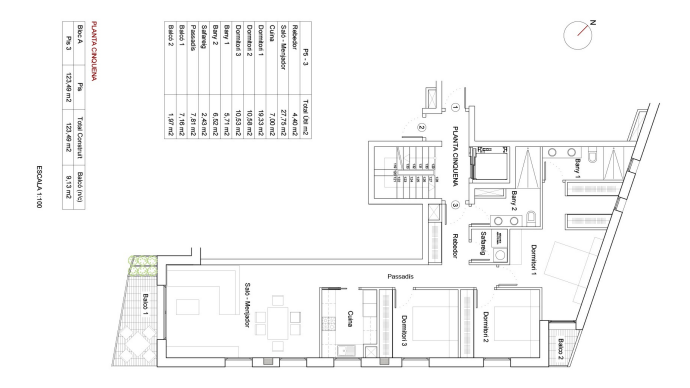
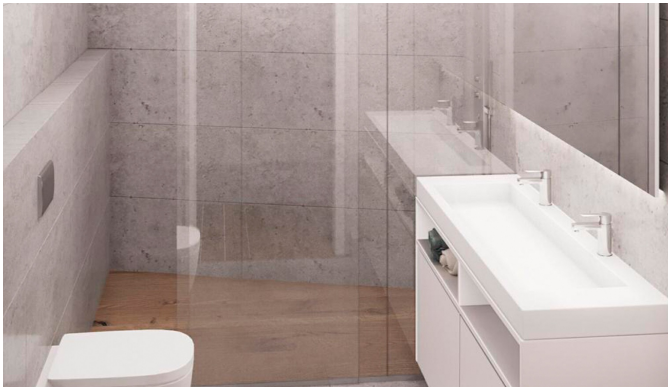
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