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513m<sup>2</sup>722m<sup>2</sup>

Discover this majestic villa, located in La Cañada, in an enviable location. Built in 2013, this property stands out for its avant-garde style and its energy rating B. Built on a plot of 722 m<sup>2</sup> and covering an impressive constructed area of 513 m<sup>2</sup>, this villa offers uninterrupted views of a beautiful protected park. The stone facade surrounds the house, offering absolute privacy in an almost exclusive environment with only one neighbor on the north side. □ □ The layout of the house extends over three floors facing south and a fourth floor, which becomes a 360-degree viewpoint with views of all of Valencia and partial views of the sea. Access to the villa is through a ramp designed for sports vehicles, which leads to a large glazed garage capable of accommodating up to 4-5 vehicles. □ □ This space easily transforms into an entertainment area with home automation control, equipped with lights, smoke, high-quality sound, integrated bar, and more. An interior distributor connects the garage to the house through wide stairs and an elevator. □ □ The ground floor houses a large entertainment area with a billiard room, a relaxation space next to the fireplace, an Italian-designed stainless steel kitchen, and a spacious dining room. Large floor-to-ceiling windows offer abundant natural light and connect to a large outdoor space. On this floor, there is also a luxurious spa with an indoor pool equipped with a counter-current swimming system, a jacuzzi, and an integrated waterfall, as well as a treatment cabin and a gym. □ □ The main floor offers an impressive space with high ceilings that integrate an office, living room, dining room, and kitchen in a linear design. Large windows provide direct access to the outside, allowing you to enjoy views of the outdoor pool and garden from any point. □ □ The west wing houses an office or music space, while the east wing houses a main dining room connected to a fully equipped kitchen with state-of-the-art appliances. Outside, there is a large motorized covered pool of 15 meters in length, a green area with automatic irrigation, and an outdoor dining and lounge area. □ □ The upper floor houses the bedrooms, including a master bedroom with a spacious dressing room, an en-suite bathroom, and spectacular views of the garden, pool, and the protected natural park.□ □

Ref: FV6859

**1,590,000 €***( La Canada )*



