



**KENSINGTON**<sup>®</sup>

Finest Properties International



## general:

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<b>object number external:</b>	KBMN324	<b>as from:</b>	30.01.2025
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>construction year:</b>	2007
<b>place:</b>	08394 Sant Vicenç Montalt	<b>living space:</b>	367,00 m <sup>2</sup>
<b>Total size of site:</b>	367,00 m <sup>2</sup>	<b>Number of Rooms:</b>	7,0
<b>Number of bedrooms:</b>	4,0	<b>Number of bathrooms:</b>	3,0
<b>number of parking spaces:</b>	2,0	<b>Condition:</b>	groomed

## prices:

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<b>parking garage:</b>	0,00 €	<b>purchase price:</b>	975.000,00 €
<b>rent per m<sup>2</sup>:</b>	10,90 €		

## energy certificate:

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<b>expiry date:</b>	2028-10-26	<b>age group:</b>	2014
<b>value class:</b>	E	<b>beaconing:</b>	gas

## contact person:

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## Infrastructure:

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## Description:

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Discover this exquisite residence, an authentic retreat in the heart of nature, offering breathtaking views of the Mediterranean Sea and mountains. Located just a few steps from the charming village of Sant Vicenç de Montalt, this property is located in a gated community that guarantees privacy and security with 24-hour surveillance, complemented by a communal pool and a versatile multipurpose room.

The house, elegantly distributed on two floors, invites you to enjoy a full and harmonious lifestyle. On the first level, a bright and welcoming eat-in kitchen opens onto a charming terrace, while the living/dining room, adorned with a warm fireplace, is the perfect place for convivial moments. In addition, a double bedroom with full bathroom offers comfort and privacy on the same floor.

On the upper floor, the majestic master suite, equipped with a dressing room, is complemented by two spacious double bedrooms and a full bathroom, providing an environment of rest and serenity. From the terrace you can contemplate every sunrise and sunset that will become an unforgettable spectacle.

This house is not only a home, it is a lifestyle that embraces natural beauty at its best.

## Location:

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Sant Vicenç de Montalt is a Spanish municipality and town in the province of Barcelona, in the autonomous community of Catalonia. The municipality, located in the Maresme region, has a population of 6701 inhabitants.

The Sant Vicenç de Montalt Golf Club is located in a unique area with an exceptional climate for playing golf.

The town has kindergartens, schools with a very good reputation, institutes and a tennis club.

## images

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