



## GRAND HOUSE IN TERRAMAR

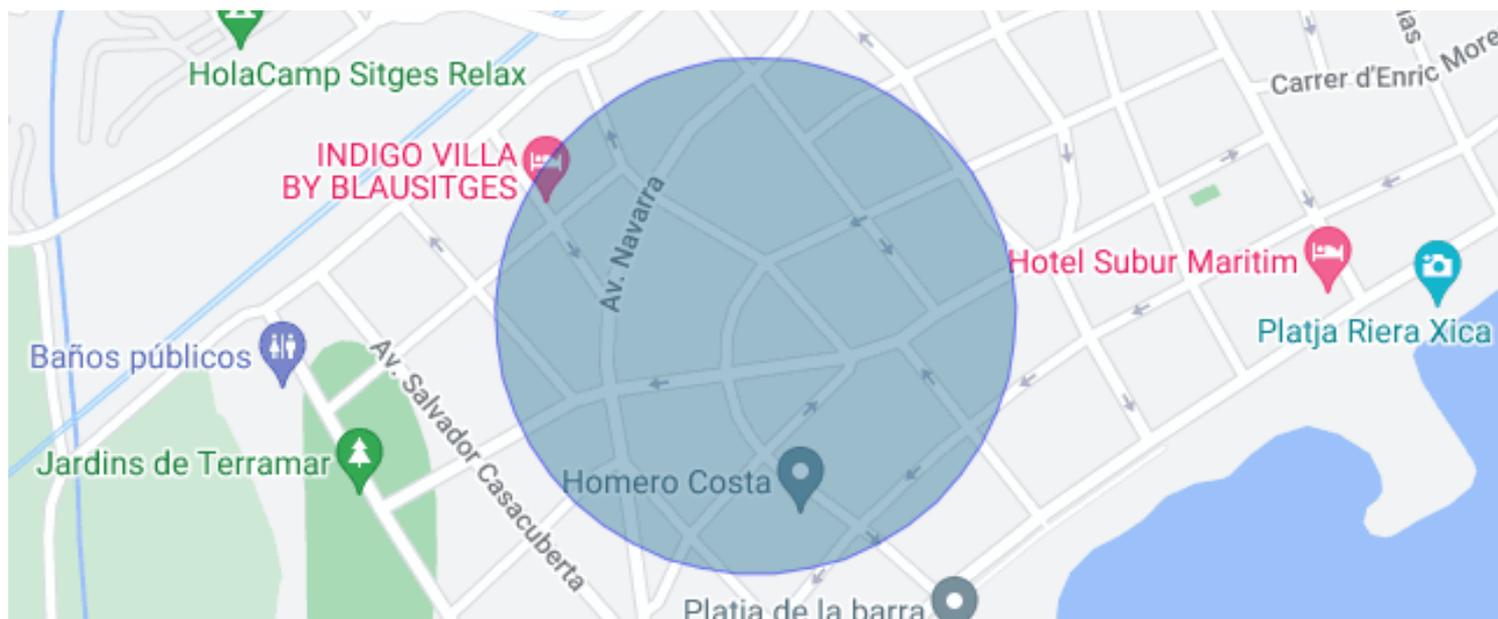
Terramar / Sitges

### Price

€3,650,000

Sur. built	820 m <sup>2</sup>
Sur. util	576 m <sup>2</sup>
Bedrooms	7
Bathrooms	7
Plot	1.748 m <sup>2</sup>
Energy classification	E
Energy performance index	189.00 kw h/m <sup>2</sup> year
Emissions rating	E
Emissions	40.00 co/m <sup>2</sup> year
Year of construction	1993

- ✓ Pool
- ✓ Heating
- ✓ Backyard
- ✓ Fireplace
- ✓ Terrace
- ✓ Built in closets
- ✓ Air conditioning
- ✓ Sea views
- ✓ Lift
- ✓ Parking
- ✓ Balcony
- ✓ Outside



## Terramar / Sitges

Majestic House with Garden and Pool in Terramar, Sitges

Located in the exclusive neighborhood of Terramar, one of the most sought-after areas of Sitges due to its proximity to the sea, the promenade, and its peaceful residential setting, we present this impressive property surrounded by a spacious and well-maintained garden. Facing southwest, the house enjoys excellent natural light throughout the day.

Upon arrival, we are welcomed by a large garden with a private pool, covered porch, and outdoor spaces designed to make the most of the fantastic Garraf climate. This garden is undoubtedly the jewel of the property, not only for its size but also for its potential.

### Main Floor

This level houses the main living area, with a spacious lounge offering two environments—perfect for relaxing and socializing—featuring a fireplace and large windows that open directly to the garden, creating a natural connection with the outdoors. There's also a dining area, a bright fully equipped kitchen with an office layout, a practical pantry, utility area with direct access to the exterior, one double en-suite bedroom, and a full bathroom.

### First Floor

The first floor features the master suite, a privileged space with access to a private terrace overlooking the garden. The suite includes an open dressing area, a multipurpose space with terrace access, and a complete bathroom with both bathtub and shower. Three additional double en-suite bedrooms with built-in wardrobes and exterior views complete the floor.

### Second Floor

At the top of the house, a charming multipurpose room with fireplace awaits, accompanied by two large sun terraces and a small guest toilet.

### Basement

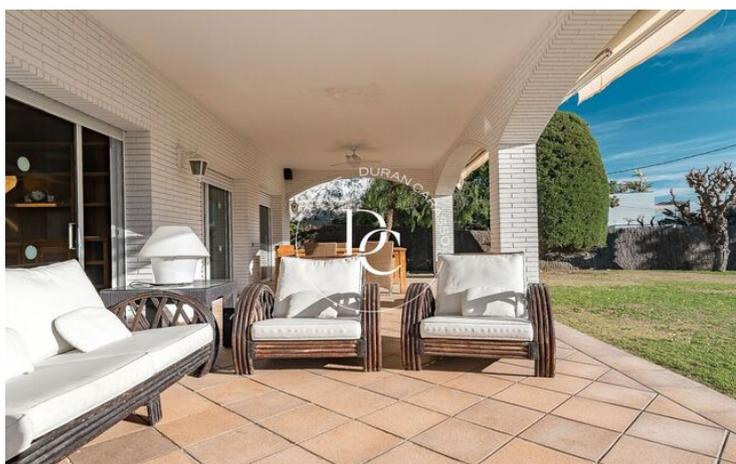
The basement offers a wine cellar and leisure room, a large private garage, and a utility room.

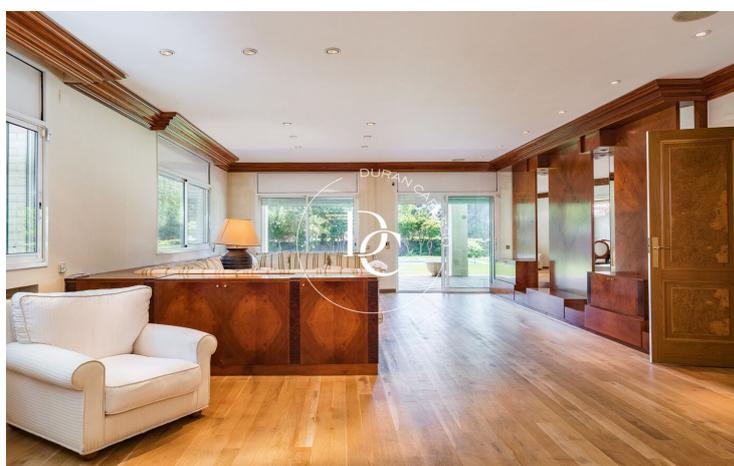
### Guest or Service Area

An independent section of the property is designated as a guest house or service area, fully equipped with a kitchen, three bedrooms, and a full bathroom.

The main house is also equipped with an elevator connecting all floors, offering maximum convenience.

...





The data of each property is not part of an offer or a contract. Statements made by Durán Carasso Grupo Inmobiliario, verbally or in writing, regarding the property, its condition, or its value, should not be considered accurate or factual. The photographs only show specific parts of the property as they were at the time they were taken. The dimensions, areas, and distances provided are approximate and should be verified by the client. Computer-generated images are only an indication of the possible appearance of the property and may change at any time. Information regarding a property is subject to change at any time.

Contact us if you want more information or to arrange a viewing.