immobiliària geiser

Carrer Major 15 Casa Vila - AD300 Ordino - Principat d'Andorra
+376 837879- Whatsap +376 674267 geiser@immogeiser.com









Do you want to live in a chalet in the center of Ordino

Andorra / Ordino

- Surface: 458.00 m^2
- Bedrooms: 4
- Bathrooms: 5

2.600.000 €

Description

Reference: NO2

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The parish of Ordino, recognized as a Biosphere Reserve by UNESCO, has managed to commit to its surroundings. These homes are much more than just a residence: they are a commitment to comfort, nature, and sustainability. Located right in the center of the village of Ordino, there are 5 luxury homes, built with top-quality materials, respecting the environment and the charm of the area, and combining modernity and tradition. The homes feature spacious and bright rooms, with stunning views of the mountains. Some of the features include: Installation of a photovoltaic solar energy system. Heating and hot water system using a geothermal heat pump and an accumulation tank for hot water, distributed through underfloor heating throughout the house and towel rails in the bathrooms. Cooling option available. Electrical installation and home automation. Pre-installation for electric vehicle charging in the garage. Home automation control for heating, lights, parking door, video intercom, etc., via the Loxone app. Elevators (Otis or Schindler). Pre-installation for a fireplace. BULTHAUP kitchens or similar, equipped with Gaggenau-type appliances. Mechanical ventilation system with heat recovery. High-quality porcelain stoneware flooring and laminate parquet.Distributions: Garage floor: space for 5-6 vehicles, installation space, laundry, storage room or multipurpose area. Ground floor: kitchen-office, dining room, large living room, toilet, hallway, staircase and elevator space. Access to the garden from all areas. First floor: provisional layout, planned with 3 double bedrooms (suite type) with walk-in closets, third bedroom, and bathroom. Second floor or attic: planned as a master suite with office lounge, walk-in closet, and two bathrooms. Large 14 m² terrace with spectacular views.

Characteristics

- Terrace
- Garden
- Equipped kitchen
- Central location
- Study room
- Box
- Underfloor heating
- Built-in wardrobes
- Parking
- Mountain views
- Balcony
- High quality finished
- Bathroom with shower
- Lift
- Opened kitchen
- Geothermal heating