

## country house for sale Montferrer, Alt Urgell-Cerdanya



Charming cottage in Montferrer Castellbó, located in the province of Lleida. Surrounded by nature and well-being, located 15 km from the Principality of Andorra and 5 km from La Seu d'Urgell.

We present this comfortable mountain cottage, with views of the Cadí, comfortable and very spacious, to enjoy at any time of the year.

Distributed over 3 floors and 364 m<sup>2</sup> of floor space, with a plot area of 1,300 m<sup>2</sup> featuring a large, charming garden surrounding the property.

The semi-basement floor houses a garage for 3 cars and motorcycles, bicycles, and a storage room with plenty of storage space, a wine cellar, and the staircase leading to the first floor.

On the first floor, there is a living room, dining room, kitchen, a service room with bathroom, 3 double bedrooms, a huge terrace with spectacular views of the Cadí mountains, and the staircase leading to the second floor, with a large open-plan space currently used as a cinema, gym, and music room, and a large terrace with unique views.

Montferrer Castellbó is a well-connected town in a beautiful wide valley at an altitude of 700 meters, where you can enjoy sports such as golf at the local golf course, Aravell Golf, or skiing at Sant Joan de l'Erm with 50 km of cross-country ski trails.

Without a doubt, this wonderful property offers style and quality of life.

### property details

Spanishestate id: **6314695**  
reference:: **2501**  
close to/ located: **Montferrer**  
region: **Alt Urgell-Cerdanya**  
property type: **country house**

### contact

real estate agent: **Pipa Cayuela Real State**  
name: **Pilar Cayuels**  
spreek: **English, Spanish**  
telefoon: **+34931485659**

rooms:	<b>5</b>
property surface:	<b>364 m2</b>
surface plot:	<b>1300 m2</b>
price:	<b>€ 685.000</b>