Villa Detached in Rabat

Rabat, North



€2,815,000

Reference No: 240041036-699

Total Rooms: **11**

Floor Area (m??) : **940**

Bathrooms: **3**

Bedrooms: **4**

Villa Detached - For Sale - Rabat

RABAT - Located in a much sought-after residential area with spectacular country views stretching all the way to the sea, this luxurious house is set over three floors and sits on nearly a tumolo of land with a 180-foot frontage. The Lower ground floor is dominated by a 5x10m indoor heated swimming pool, and the recreational feel is further complimented by the surrounding gymnasium, lounge, kitchenette, and patio doors which open up onto a BBQ area and mature terraced garden. At this level, there is also a 2-car garage and a plant room housing all of the house"s equipment in one centralized location. The Ground Floor is organised around a bright central courtyard covered by a glass roof allowing the space to be used all year round. A circular corridor leads onto a formal living/dining room, a family room & kitchen, a further reception room/office, a smaller home office, a utility room, a cloakroom/WC and a large imposing staircase leading to the upper floor. The First floor has the same circular corridor surrounding the courtyard, leading onto three spacious double bedrooms, a family bathroom and a master bedroom enjoying a luxury ensuite and each one finished off with Oak Parquet flooring and a balcony. The entire property is served by a centralised air conditioning system and a backup power generator with an automatic switchover. A lift serves all 3 floors and there is a secondary staircase serving all floors up to the roof level. There are 2 driveways with automated gates, one leading to the garage, whilst another which takes up to 5 cars, leads up to a rear entrance into the kitchen/utility room. Indeed one kind of property to consider.

Features

- Lift
- Entrance Hall
- Water Utility
- Gypsum Plastering
- Pool
- Central Courtyard
- Well
- Garden
- En Suite
- Marble Floor
- Electricity Utility
- A/C
- Terrace
- Air Space
- Back Yard

Rooms

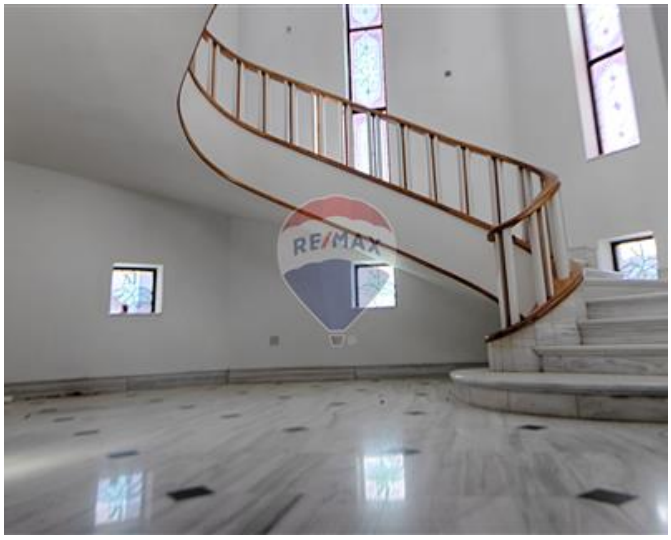
- Kitchen/Living/Dining : 7.8 x 6.5 m (50.7 m2)

- Living/Dining : 6.3 x 8.1 m (51.03 m2)
- Double Bedroom : 3.8 x 4 m (15.2 m2)
- Double Bedroom : 4.2 x 5.2 m (21.84 m2)
- Double Bedroom : 4.1 x 4.4 m (18.04 m2)
- Double Bedroom : 3.9 x 4 m (15.6 m2)
- Office / Study : 4.1 x 4 m (16.4 m2)
- Bathroom : 3.1 x 2.5 m (7.75 m2)
- Bathroom : 2.1 x 2.2 m (4.62 m2)
- Shower Ensuite : 3.3 x 3.5 m (11.55 m2)
- Hallway : 3.1 x 2.1 m (6.51 m2)
- Box Room : 3.1 x 2.1 m (6.51 m2)
- Open Space : 5.1 x 18.3 m (93.33 m2)
- Open Space : 16.8 x 6.2 m (104.16 m2)
- Open Space : 18.5 x 2.9 m (53.65 m2)
- Open Space : 5.9 x 3.4 m (20.06 m2)
- Open Space : 15.8 x 7.6 m (120.08 m2)
- Open Space : 22.5 x 15.3 m (344.25 m2)

Gallery





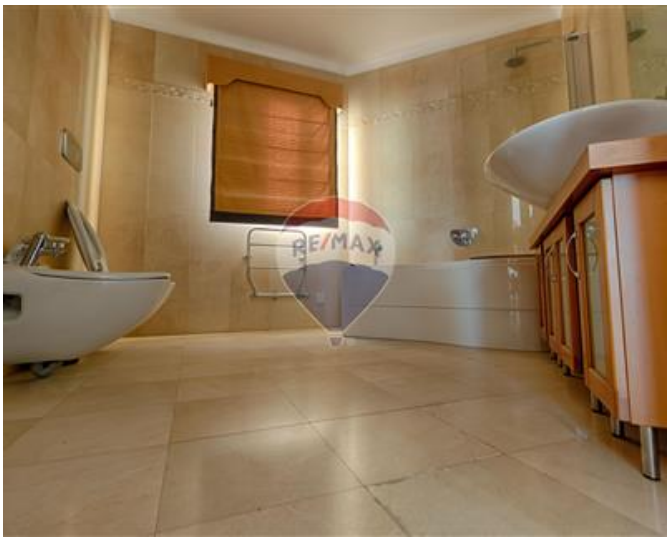


















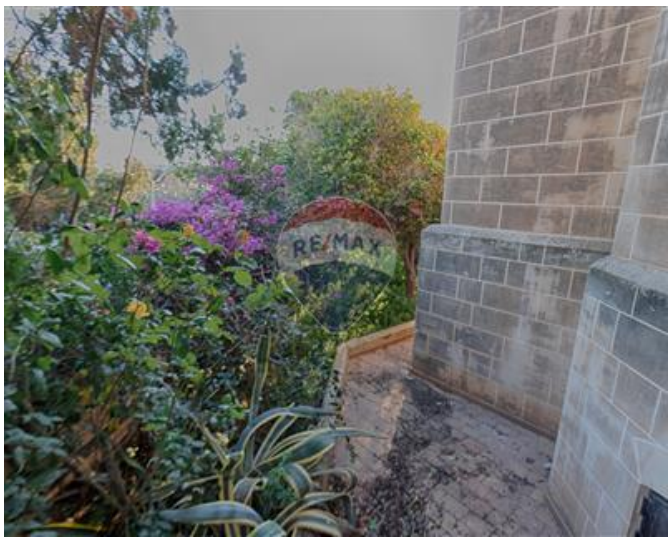



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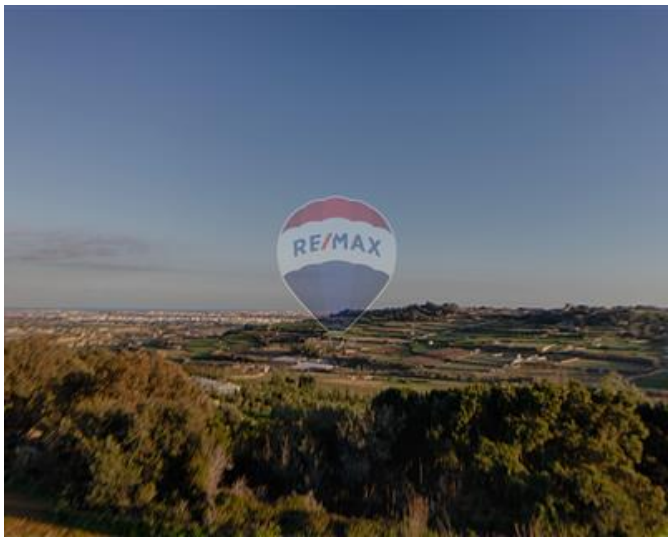

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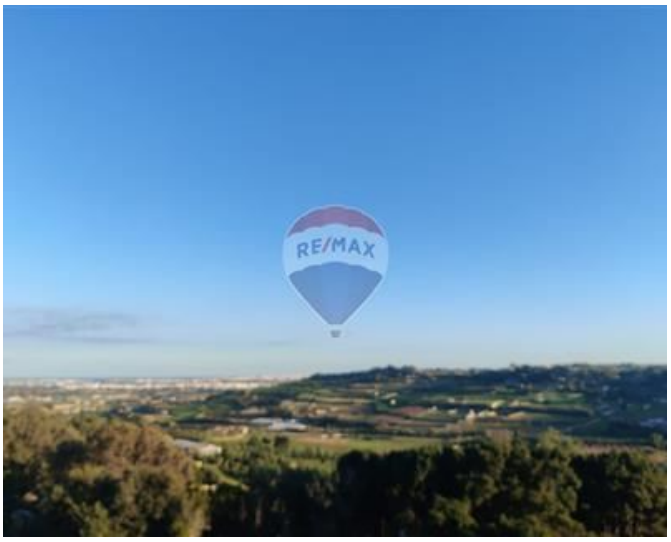

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