

Villa for sale in Ciudalcampo - Madrid

Ciudalcampo, Madrid

Reference: 207119



8,990,000 €

5,316 €/m²



1691 m²



8 (8+0)



11 (11+0)



Yes

Description

GILMAR Zona Norte presents a stunning villa with an elevator, paddle tennis court, and spa circuit, synonymous with boundless beauty, creativity, and exceptional quality in Ciudalcampo.

Designed by the prestigious ABIBOO studio, the villa features spaces that offer a unique sensory experience, all interconnected. Furthermore, the property was built with environmental responsibility in mind, paying particular attention to passive design strategies that respond to solar radiation, natural light, and wind. Approximately 50% of the energy comes from geothermal sources, implemented through fourteen wells drilled to a depth of 120 meters.

The exterior of the property combines exposed concrete, steel, and metal with expansive glazed surfaces, creating a volumetric composition with excellent hydrothermal and acoustic performance.

The interior flawlessly blends natural stone with fine woods such as ebony, stucco, and glass, resulting in sophisticated and timeless spaces of exquisite beauty. Access to the villa is through an entrance courtyard that hints at the tranquil atmosphere. From here, you enter the spectacular living room with its over seven-meter-high ceilings, flooded with natural light and with direct access to the outdoor chill-out area with a barbecue.

The kitchen, exclusively designed by Ferran Adrià,

Description

offers a creative, social, and sensory experience. It has eight en-suite bedrooms with bathrooms and dressing rooms, as well as an office. Water is the central theme of the lower level of the house, bathed in natural light, with a 23-meter heated indoor pool surrounded by a relaxation area with a fireplace and chill-out beds, a sauna, a Turkish bath, and contrast showers with chromotherapy. There is also a gym with a raised access floor.

The villa also boasts a beautiful wine cellar with a cigar humidor.

The garage is enclosed and accommodates three cars.

The Ciudadcampo residential development is considered one of the finest residential areas in Madrid, situated next to the Upper Manzanares River Basin Regional Park, in the municipalities of San Sebastián de los Reyes and Colmenar Viejo, in a privileged setting with breathtaking views of the northern mountains of Madrid. It boasts exceptional amenities and services within the development itself: an international school, the RACE Sports Club (golf, padel, tennis, swimming pool, gym, horse riding, and football), regular bus service to Madrid and within the development, a post office, and the Santo Domingo Shopping Center. It also features a perimeter security system with cameras and fencing, 24-hour security, patrols, and a barrier at

the entrance.

Furthermore, its transport links are superb. Madrid Airport (Adolfo Suárez) is located near this luxurious development, situated on the A-1 motorway at kilometer 28, heading towards Burgos, and just 15 minutes from the city center. It boasts the best and most comprehensive services, including a Shopping Center with a medical clinic (public and private), post office, banks, pharmacy, various restaurants, veterinary clinic, gym, and more. There is also a Social Club with a golf driving range, swimming pool, tennis school, and leisure areas for children and adults. The area also features public (CEIPS) and private and international schools (SEK, Trinity College, etc.), a retirement home, and a church, and is just minutes from the Infanta Sofía Public Hospital.

At Gilmar, we work to offer our clients the best properties, with specialized teams in each area to provide the best option for their needs, with the highest standards and meticulous attention to detail. At Gilmar, we take care of everything so our clients don't have to worry about a thing.

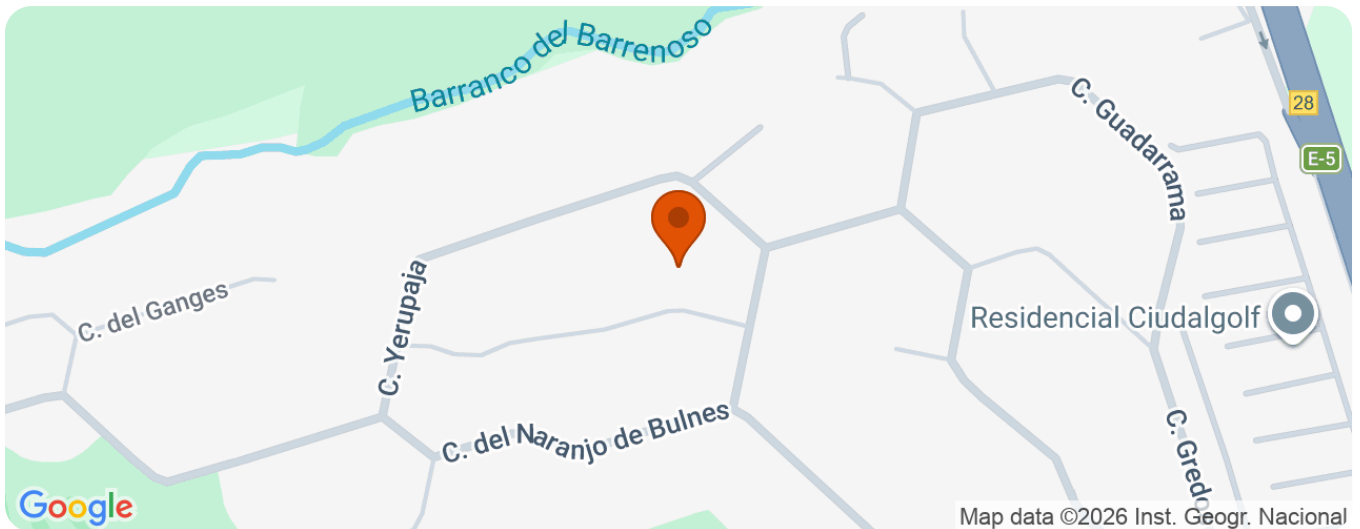
In accordance with Law 10/2025, please note that the sale price does not include taxes associated with the purchase. Furthermore, Gilmar North Zone - Santo Domingo does not charge the buyer any fees.

Photographs





Location and points of interest



The property location is approximate. Contact us for more information.