



FOR SALE

CH-6874 Castel San Pietro, Via Carabelli Artisti 12

Contemporary Villa Surrounded by Greenery with a Panoramic View

CHF 2,500,000.-

SEQUOIA
CONSULTING

Property description

In a secluded and sunny location in Castel San Pietro, we are offering for sale a prestigious, newly built villa featuring modern architecture, bright rooms, and a stunning view of the surrounding landscape.

Built in 2025, the property offers over 270 m² of living space distributed across 8.5 rooms and sits on a lot of approximately 1,275 m². Its unique location, bordered on three sides by the woods, ensures a high level of tranquility and privacy. There is also potential for expansion.

The large windows maximize natural light and create a pleasant flow between the interior spaces, the porch, and the flat garden, which features an outdoor hot tub.

Upper Level – Living Area:

The main floor features a spacious living room with panoramic views and large windows, a dining room, and a modern open-concept kitchen equipped with high-end appliances and a retractable range hood. This level is completed by a convenient pantry, a room that can be used as a home office or gym, a guest bathroom with a shower, and direct access to the porch and garden.

Lower Level – Sleeping Area:

The sleeping area includes 2 bedrooms, a full bathroom, and a spacious master suite of approximately 36 m² with an en suite bathroom and walk-in closets.

Also located on this level are a large laundry room and numerous custom-built closets.

Entrance Level:

The entrance level features a double garage, additional outdoor parking spaces, terraces, and a convenient turning area.

Features and Finishes:

The villa is constructed of reinforced concrete and features aluminum window and door frames, an internal elevator, and air conditioning throughout.

The home automation system allows for convenient control of lighting, roller shutters, and motorized blinds. Amenities also include a climate-controlled wine cellar, a technologically advanced kitchen, and finishes selected with particular attention to quality and design.

The property is an ideal choice for those seeking a modern, comfortable, and private residence, set in a natural setting yet easily accessible

Characteristics

Availability	To agree	Bathrooms	3
Type	Villa	Year of construction	2025
Reference	6521	Living area	270 m²
Rooms	8.5	Ground surface	1,275 m²
Bedrooms	3	Parking spaces	6

Object Price	CHF 2,500,000.-
Number of parkings	
6x Total	

Picture(s)





Interior view



Living room



Living room









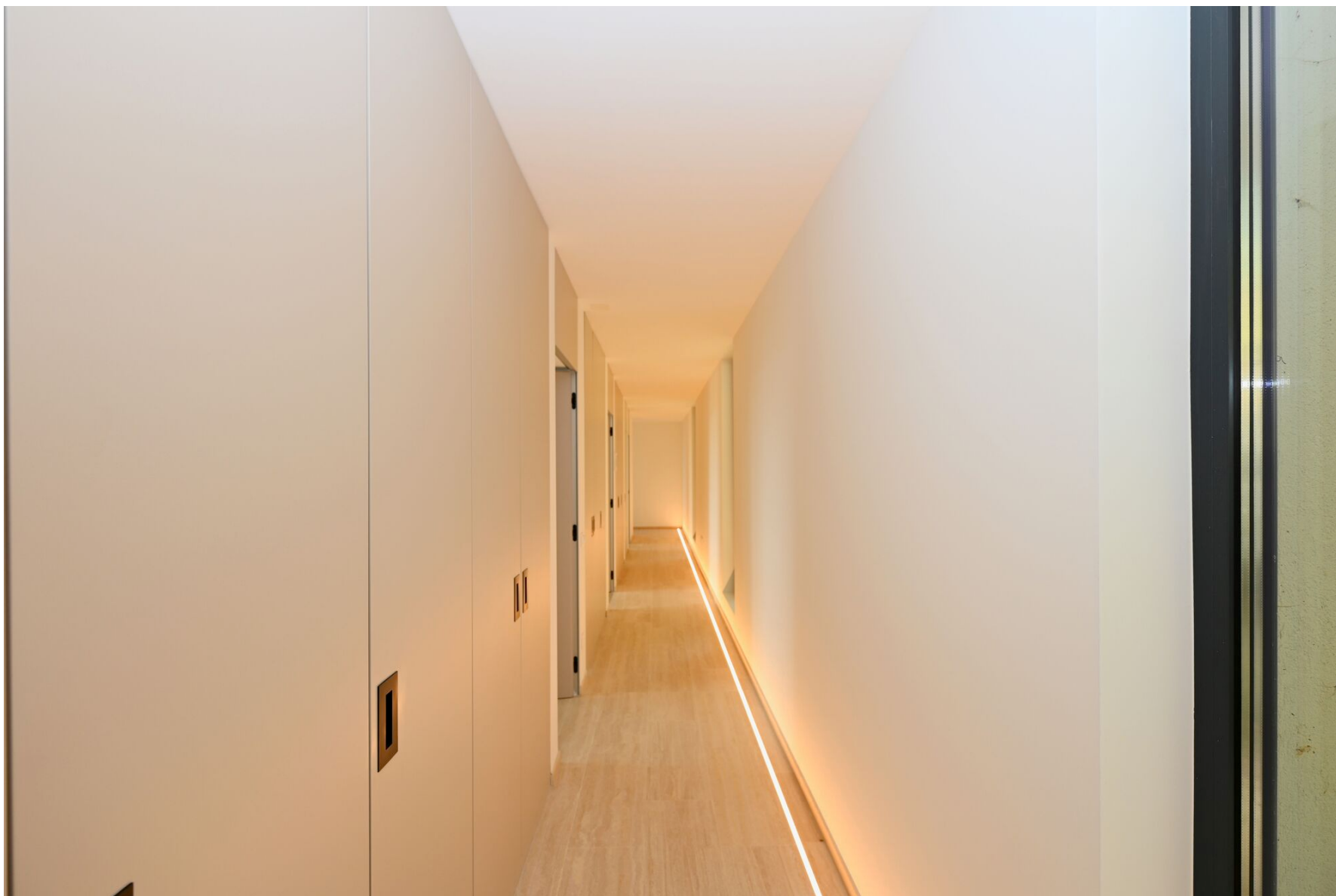




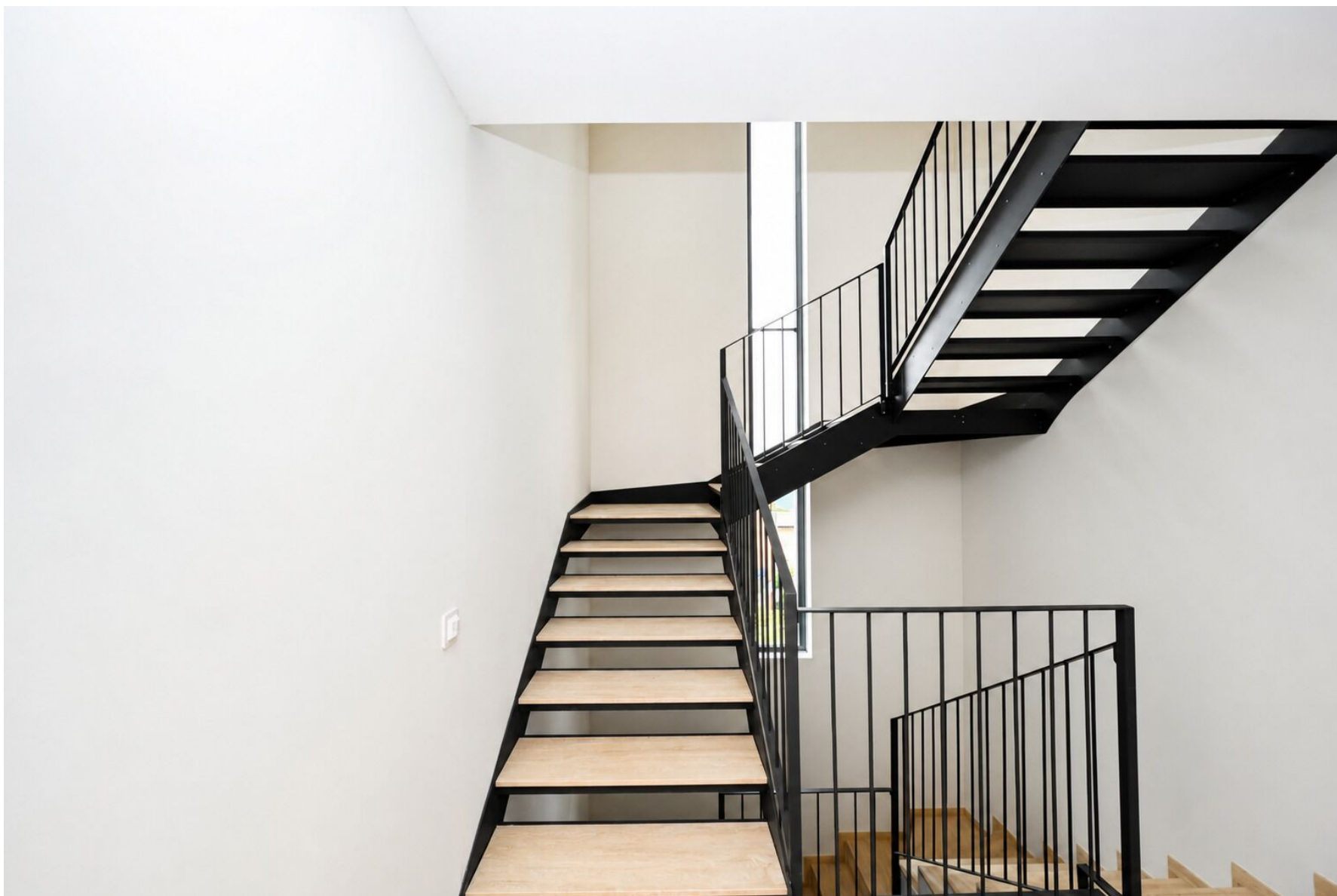














Exterior view





Contact

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Notes
