

EGUTERAN

6 splendid homes in Donostia / San Sebastián

EGUTERAN

The Basque word Eguteran means "suntrap", that is, "sunny place". The south orientation of our dwellings offers a warmer, lighter and more pleasant ambience in winter.



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We present six homes on a good, south-facing plot, in a quiet, beautiful location that allows to enjoy Donostia / San Sebastián.



Six Homes

Two Typologies: Duplex & Simplex

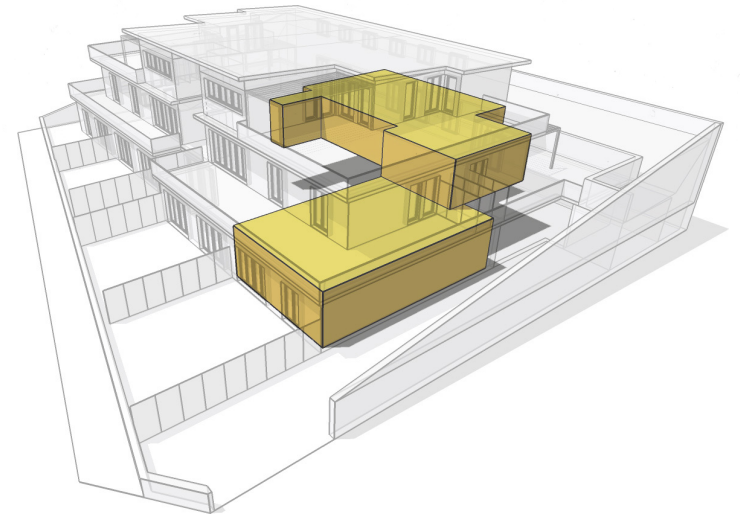
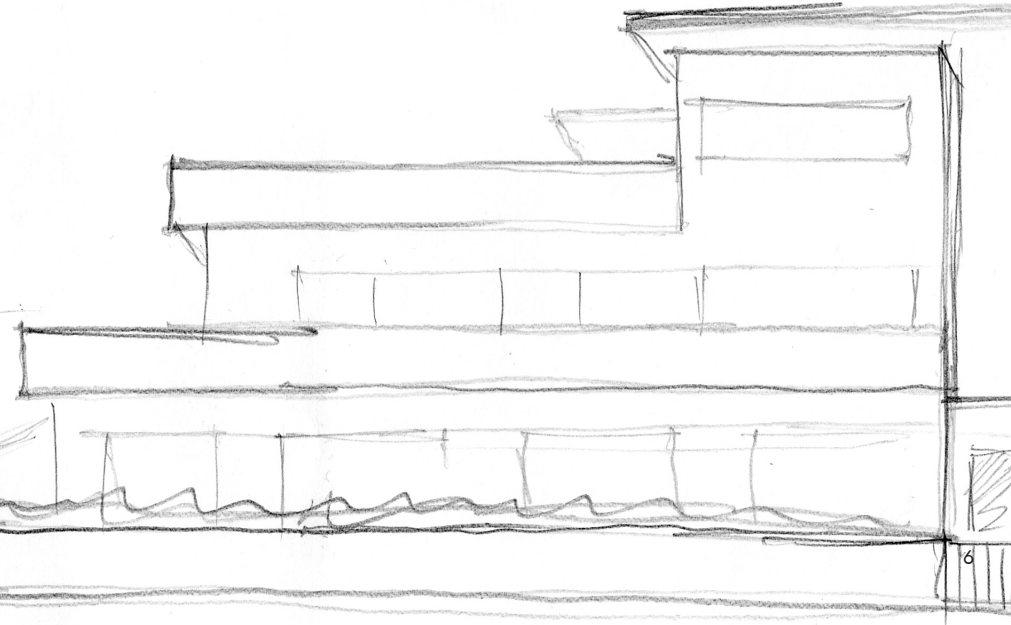
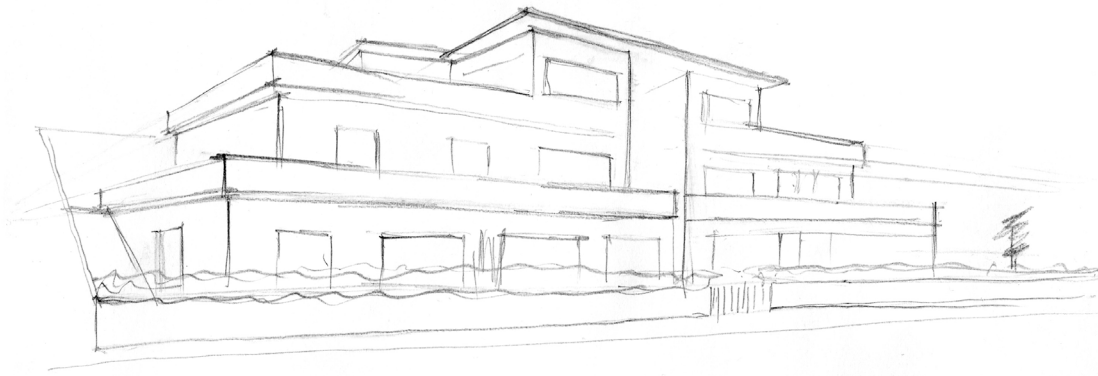
Quite Neighborhood • South Facing • Private Terraces & Gardens; Privacy
Equipped Kitchen • Storage Room • Two Car Parking Spaces • Bike Parking
Built to Last • Best Energy Efficiency Category • Optimal Communications

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Excellently located in a distinguished setting of Donostia / San Sebastián.

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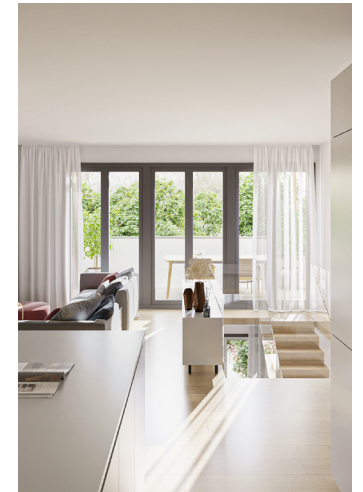


In the essence of the building lie both its integration into its surroundings,
as the intimacy of each of its dwellings.

EGUTERAN

Quality spaces

The direct and continuous communications between the interior and exterior spaces of the dwellings provide comfort, harmony, wide views, and a sense of freedom between lodgings.









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Well-being & Comfort

We present a building that respects its surroundings, that is equipped with ample and comfortable spaces designed to achieve maximums in both comfort and privacy.



Sustainability

The building has a high rating in energy management. It is designed to provide for the best use of the natural light, so offering the finest views, and it is fitted out with a maximum in energy efficiency regarding its lighting and air conditioning systems.



Terraces

Excellent located in a quiet, beautiful, low-density urban residential area, all the dwellings have large and private terraces, that are fitted with a high quality non-slip stoneware flooring.



Lift

The dwellings are provided with an electric lift that allows direct access from the garage to all them, with an accessible cabin, automatic and stainless steel doors.



Garage

Covered car parking with two places per home; also, a parking area for bicycles.



Comfort

The homes benefit from a high energy efficiency in air conditioning, with aero-thermal and underfloor heating system. They have individual temperature control by thermostat in every one room of each dwelling.

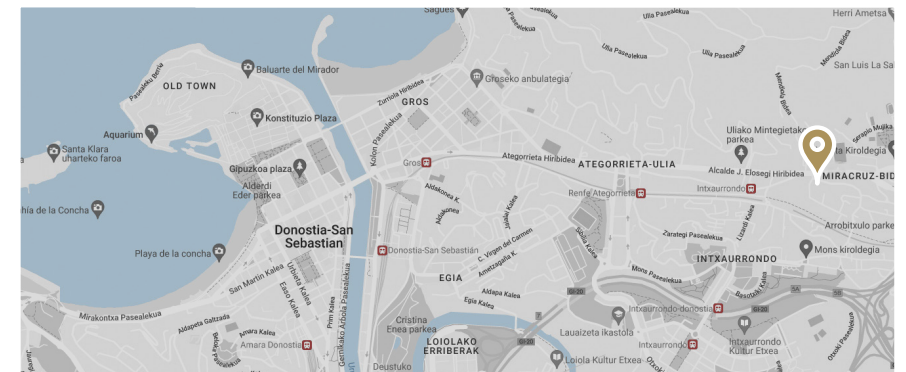


Thermal & Sound Insulations

The exterior carpentry will be made by double-glazed, aluminium framed, and thermo-acoustic insulation. The interior divisions of the dwellings will be made by a partitioning system with internal acoustic and thermal insulation.

Location & Surroundings

The dwellings are located in a low-density urban residential area, in a refined quarter of the city, that is landscaped and, at the same time, very well communicated.



Close to Everything

The dwellings are well located, with direct and fast access to both public transports as private transits.



Bus Stops

Line 46: adjacent to the plot
Lines 13 / 14 / 27: 5 min walking



Car

Quick access to both the highway as to, by the Ategorrieta Avenue, the city centre
5 min by car



Train & Subway

Renfe and Euskotren Stations
To Renfe Station, 5 min walk
To Euskotren Station, 13 min walk



Walking to Downtown

Just a 20 min walk to enjoy all the services that the city centre offers



Sports Centres

To Bidebieta Sports Centre, 8 min walk
To Mons Sports Centre, 10 min walk



Gardens, Parks, Mountains & Beach

Eguteran is located in an area close and with quick access to the nature of Donostia / San Sebastián



Access to the Motorway

Quick, 5 minutes by car



Airports

Access to the nearest airports
Hondarribia, 19 min
Biarritz, 43 min
Bilbao, 1h 8min



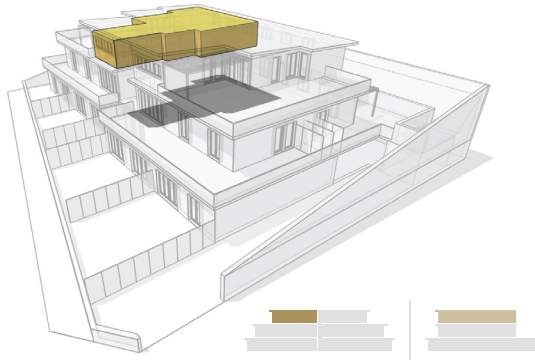
Residential Area

The dwellings are located in a low density urban residential area, in a refined, quiet and, at the same time, very well communicated quarter

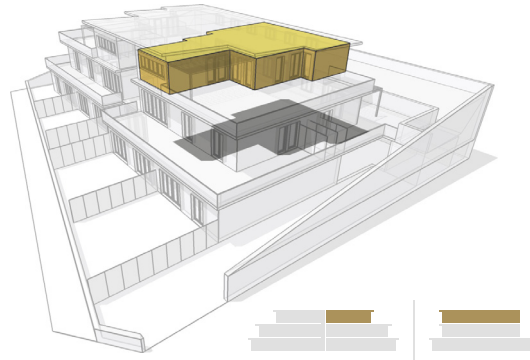
Distribution & Surface Areas

The arrangement of the spaces allows to achieve dwellings that are comparable in terms of surface area. We present two dwelling layouts: The two upper homes have their entire surface area distributed on a single story; In turn, the four lower ones have their surface area arranged in a double story layout; i.e., they are duplex.

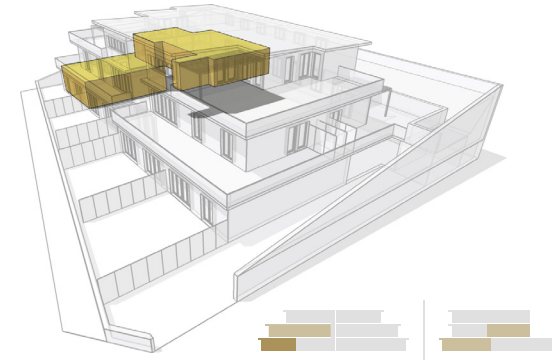
Note: The declared surfaces can be minimally modified due to technical requirements



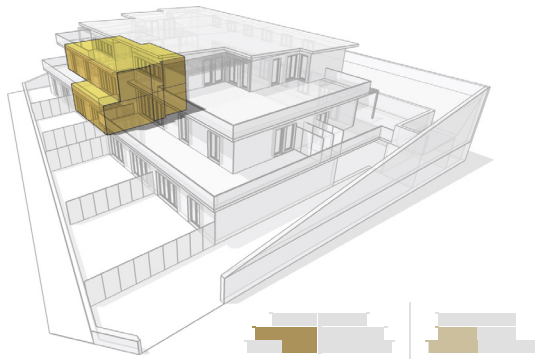
Dwelling 2A :: single story ::
128.45 m² useful interior space



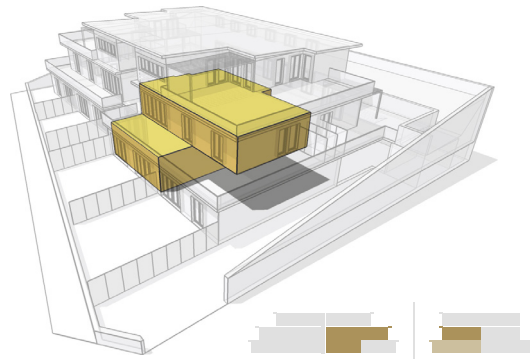
Dwelling 2B :: single story ::
128.45 m² useful interior space



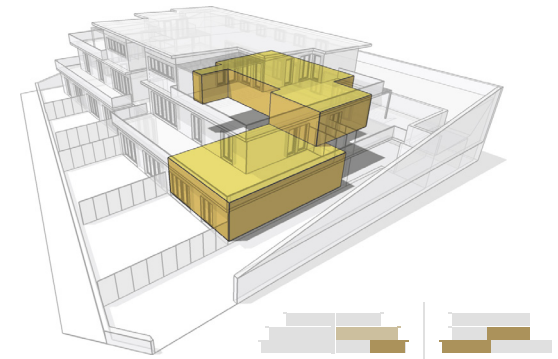
Dwelling 1D :: double story ::
184.95 m² useful interior space



Dwelling 1A :: double story ::
147.75 m² useful interior space



Dwelling 1B :: double story ::
159.80 m² useful interior space

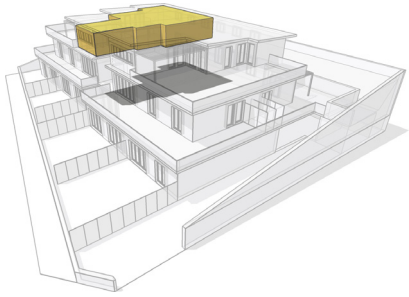


Dwelling 1C :: double story ::
181.35 m² useful interior space

Discover each dwelling in detail



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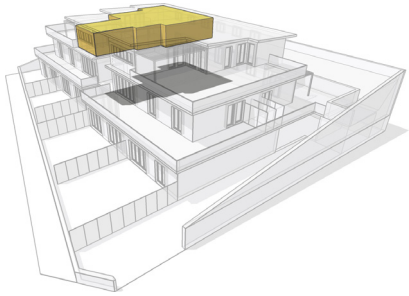
Dwelling 2A :: single story ::

3 bedrooms
2 bathrooms
63.65 m² living/dining room/kitchen
22.10 m² storage room
128.45 m² useful interior space

111.30 m² useful exterior terrace
2 covered car parking places



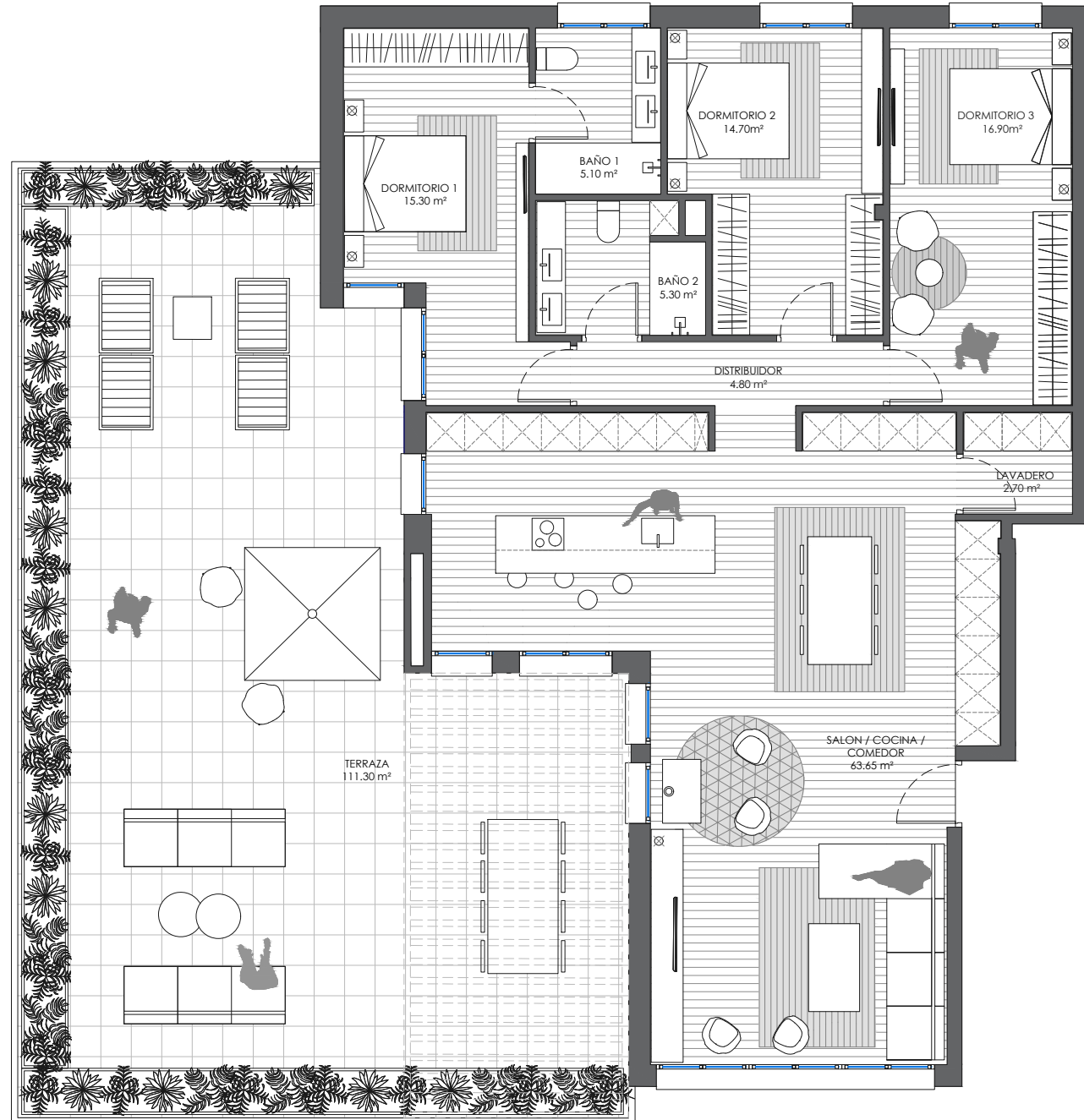
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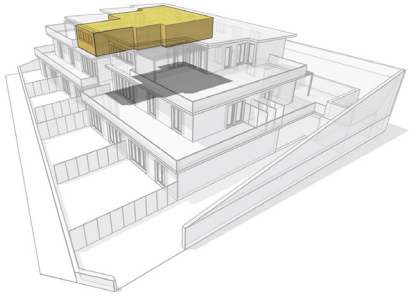
Dwelling 2A :: single story ::

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Dwelling 2A :: single story ::

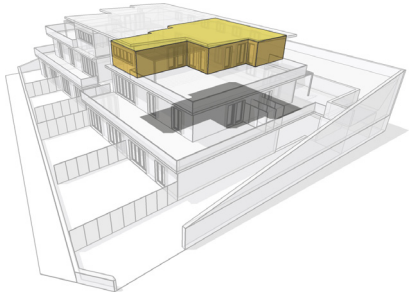
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 22.10 m² storage room
 128.45 m² useful interior space

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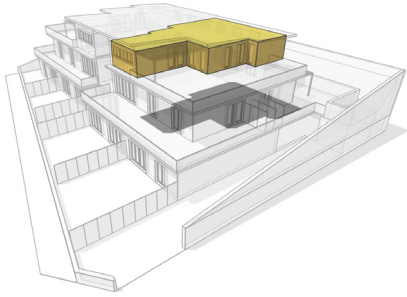
Dwelling 2B :: single story ::

3 bedrooms
2 bathrooms
63.65 m² living/dining room/kitchen
22.10 m² storage room
128.45 m² useful interior space

111.30 m² useful exterior terrace
2 covered car parking places

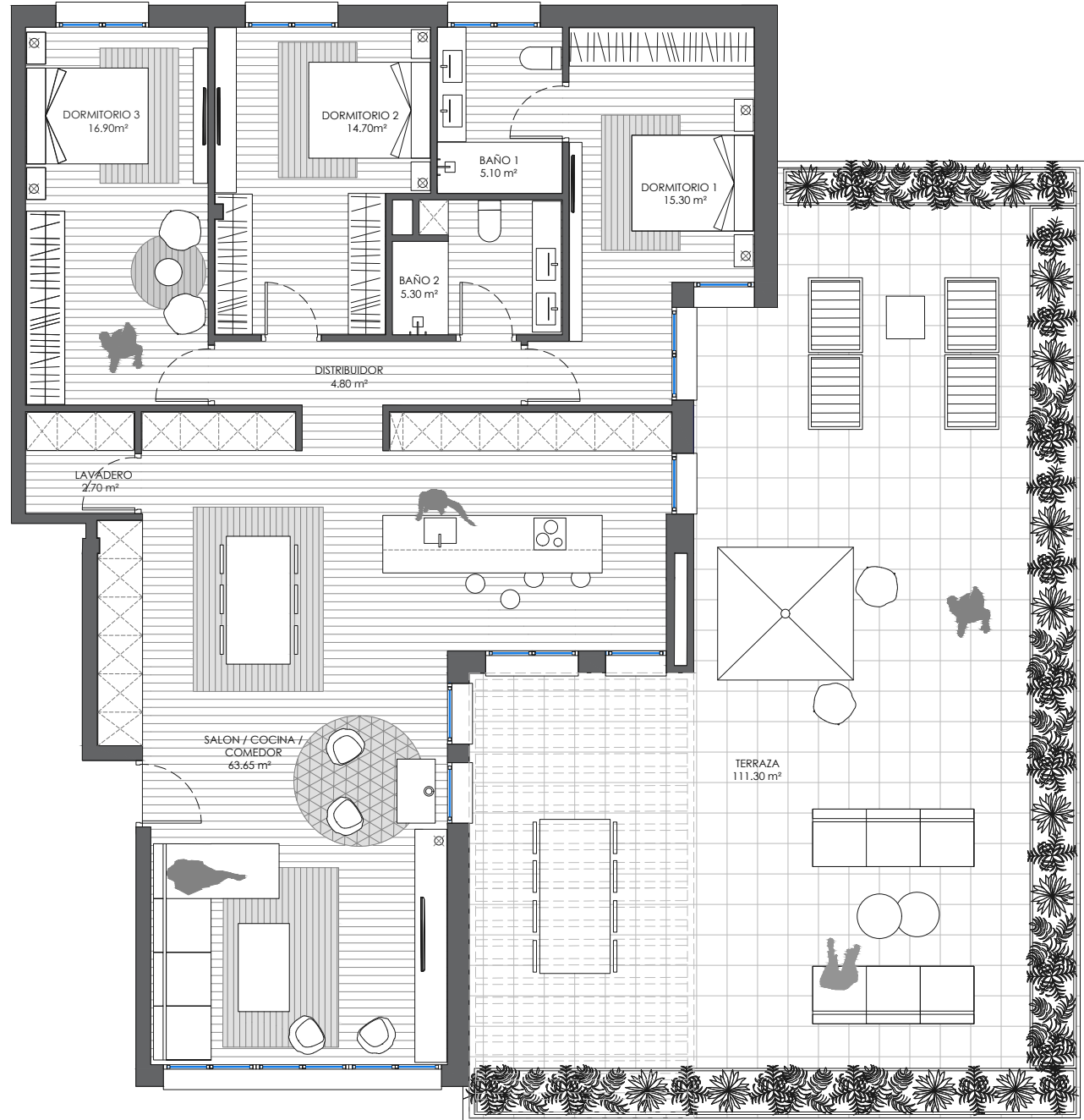


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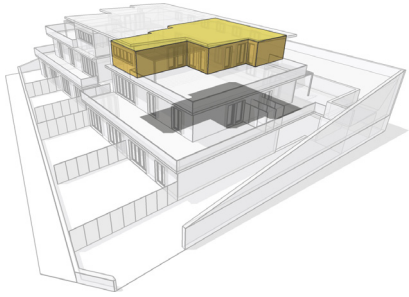


Dwelling 2B :: single story ::

3 bedrooms
 2 bathrooms
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 22.10 m² storage room
 128.45 m² useful interior space
 111.30 m² useful exterior terrace
 2 covered car parking places



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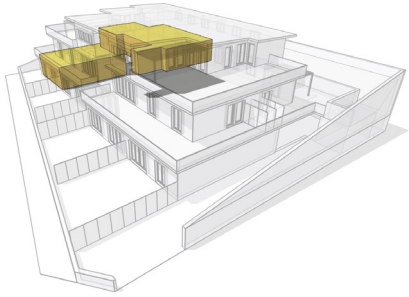


Dwelling 2B :: single story ::

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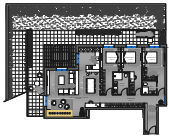
Dwelling 1D :: double story ::

3 bedrooms
 3 bathrooms
 49.30 m² living/dining room/kitchen
 58.10 m² lounge
 5.55 m² storeroom
 184.95 m² useful interior space

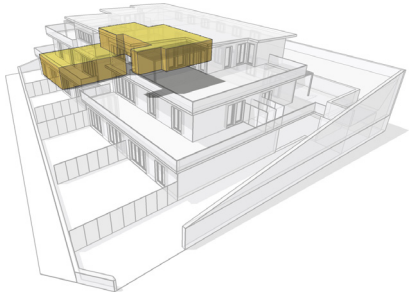
222.30 m² useful exterior terrace
 2 covered car parking places

Floor 1

Floor 0



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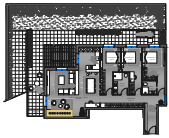
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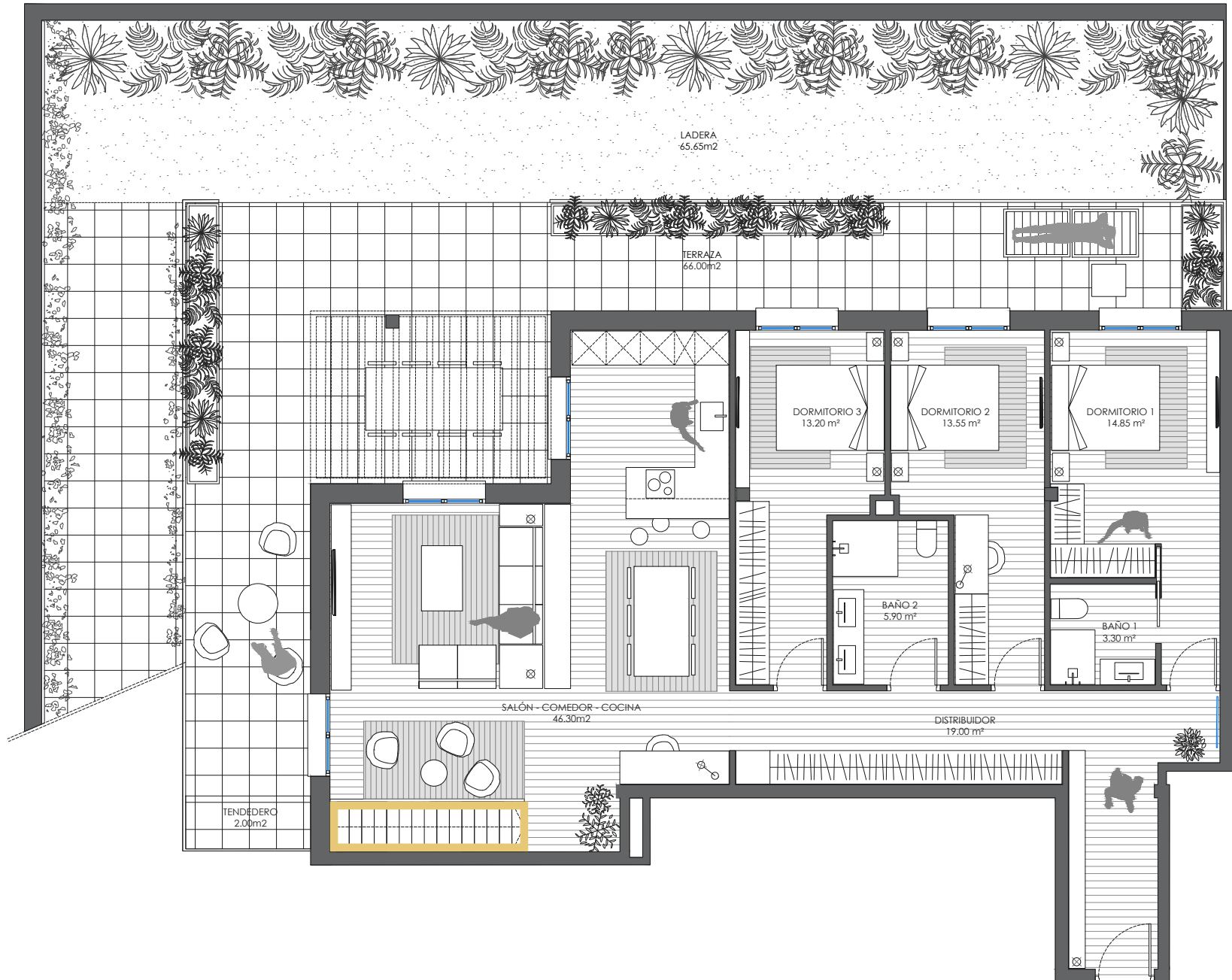
Floor 1

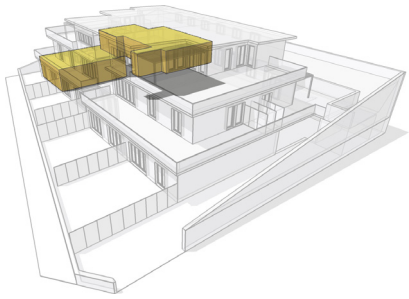
Floor 0



0 0.5 1 2 m

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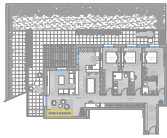


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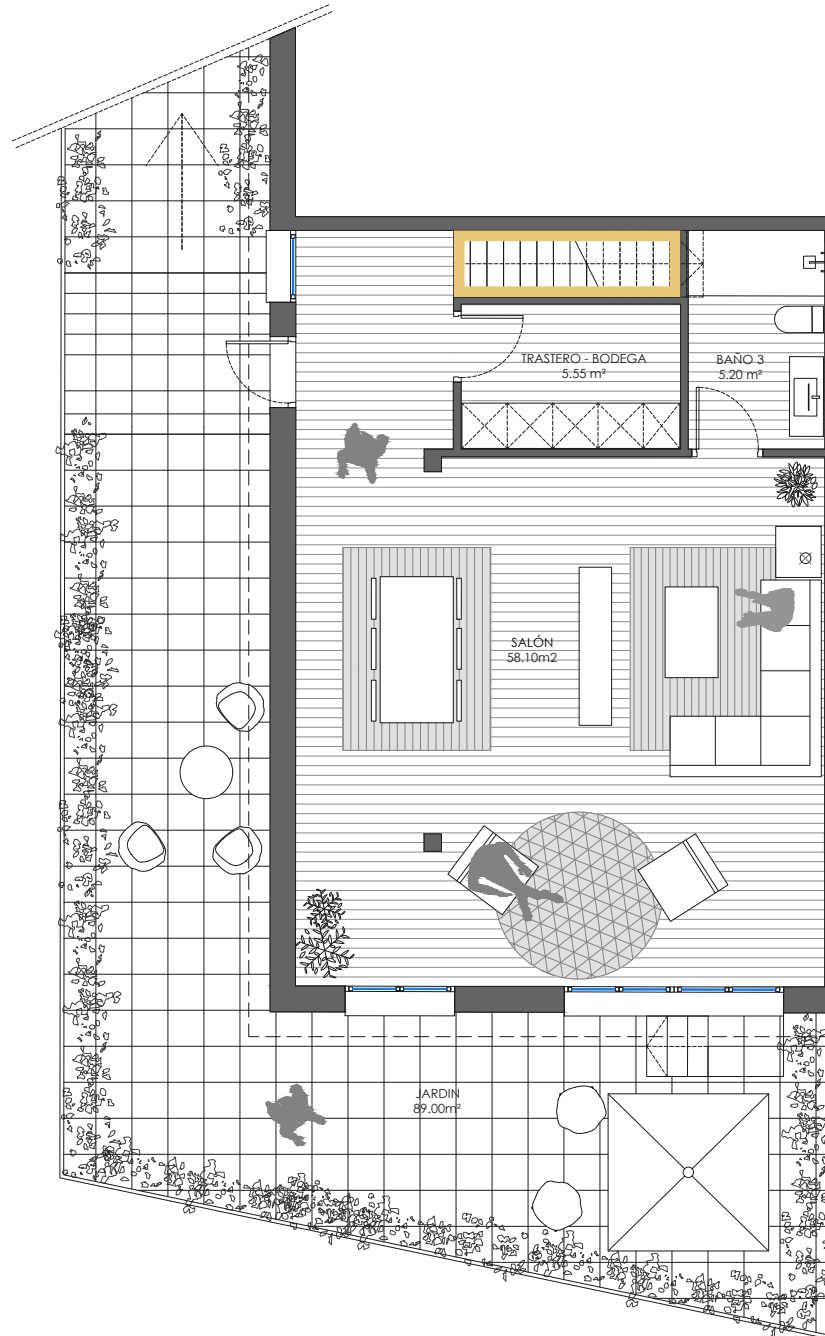


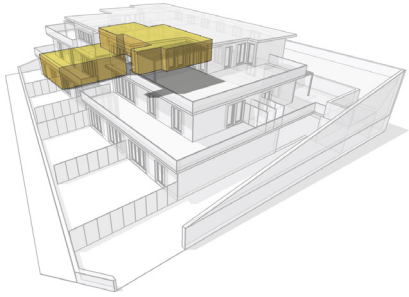
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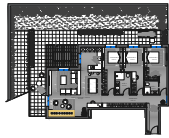


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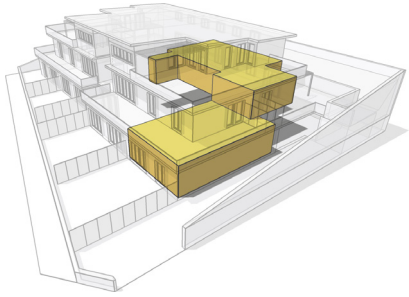
Floor 1



Floor 0



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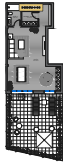
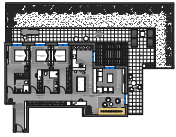
Dwelling 1C :: double story ::

3 bedrooms
 3 bathrooms
 46.05 m² living/dining room/kitchen
 56.15 m² lounge
 4.15 m² storeroom
 181.35 m² useful interior space

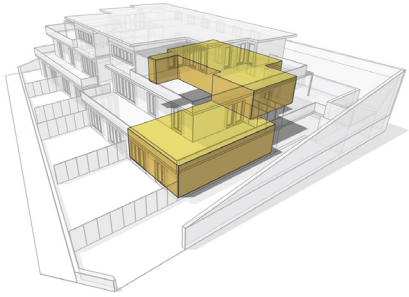
218.55 m² useful exterior terrace
 2 covered car parking places

Floor 1

Floor 0



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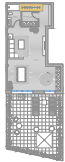
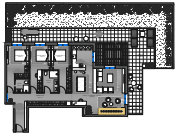


Dwelling 1C :: double story ::

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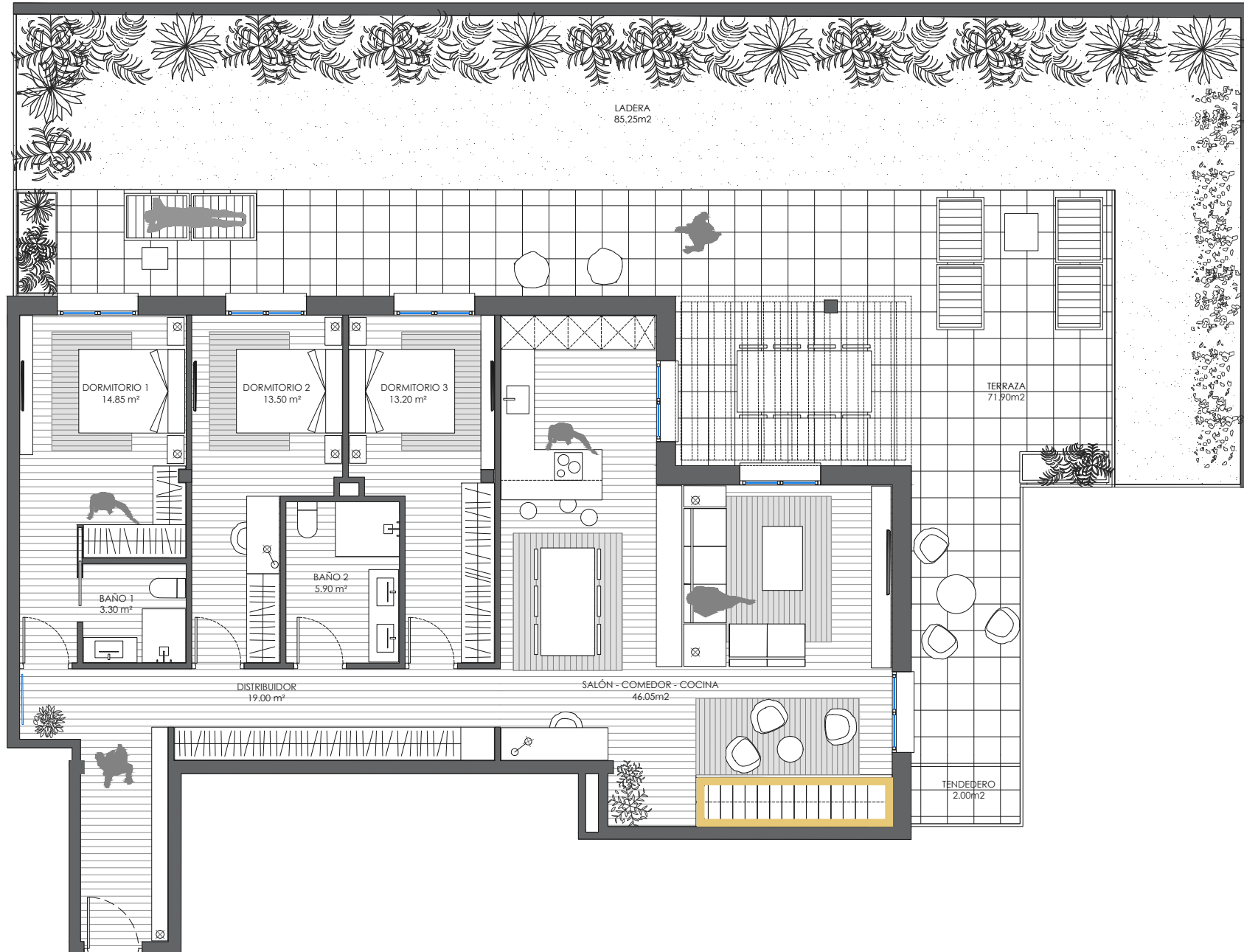
Floor 1

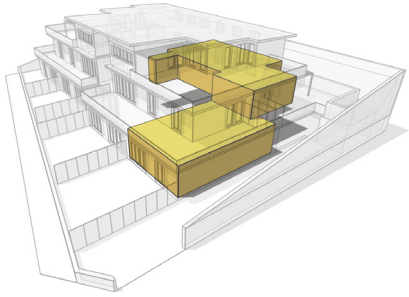
Floor 0



0 0.5 1 2 m

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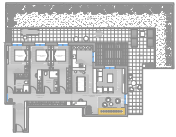


Dwelling 1C :: double story ::

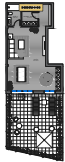
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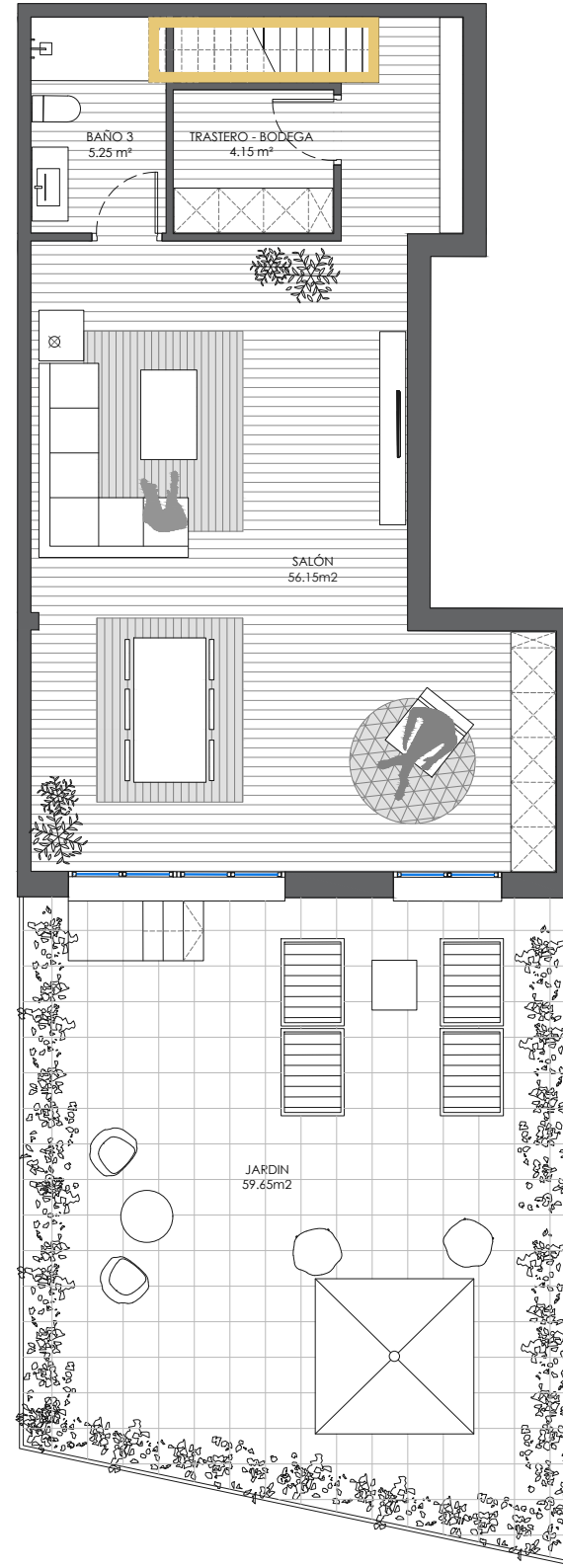
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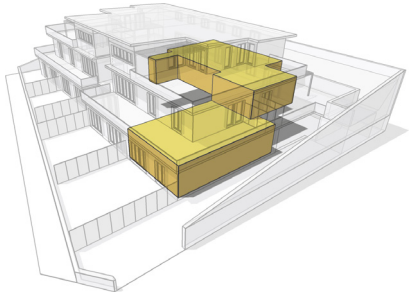


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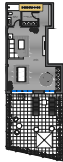
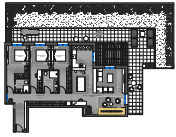
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218.55 m² useful exterior terrace
 2 covered car parking places

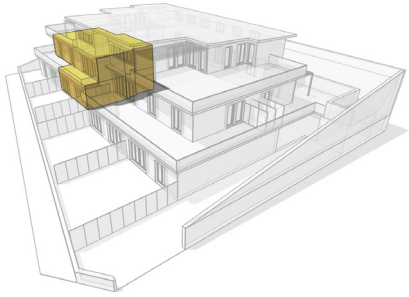
Floor 1

Floor 0



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Dwelling 1A .: double story .:

3 bedrooms
 3 bathrooms
 44.30 m² living/dining room/kitchen
 44.15 m² lounge
 5.50 m² storeroom
 147.75 m² useful interior space

96.05 m² useful exterior terrace
 2 covered car parking places

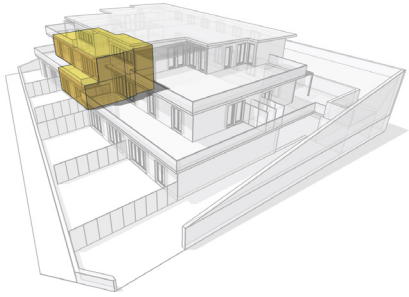
Floor 1



Floor 0



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 5.50 m² storeroom
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 2 covered car parking places

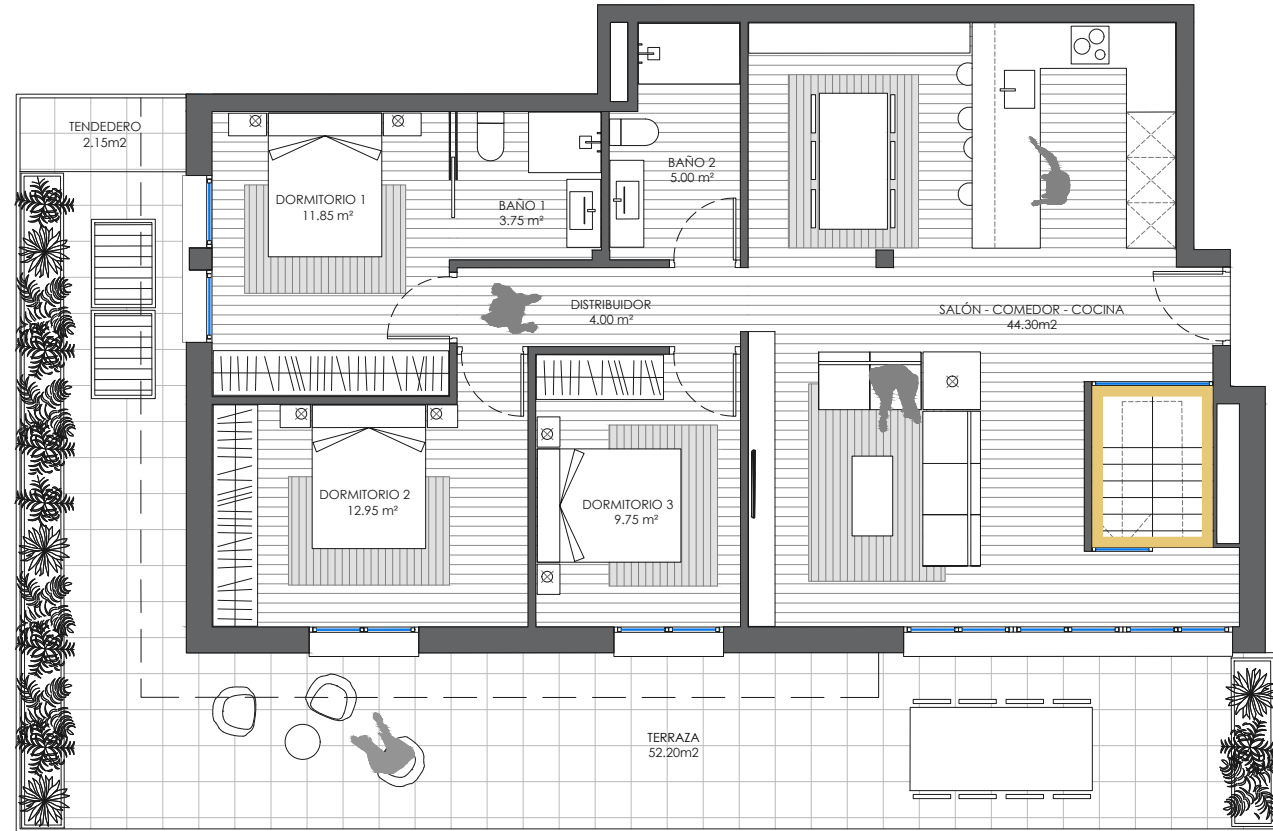
Floor 1

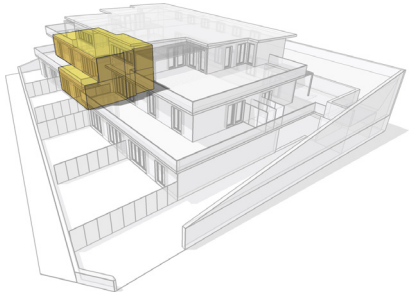


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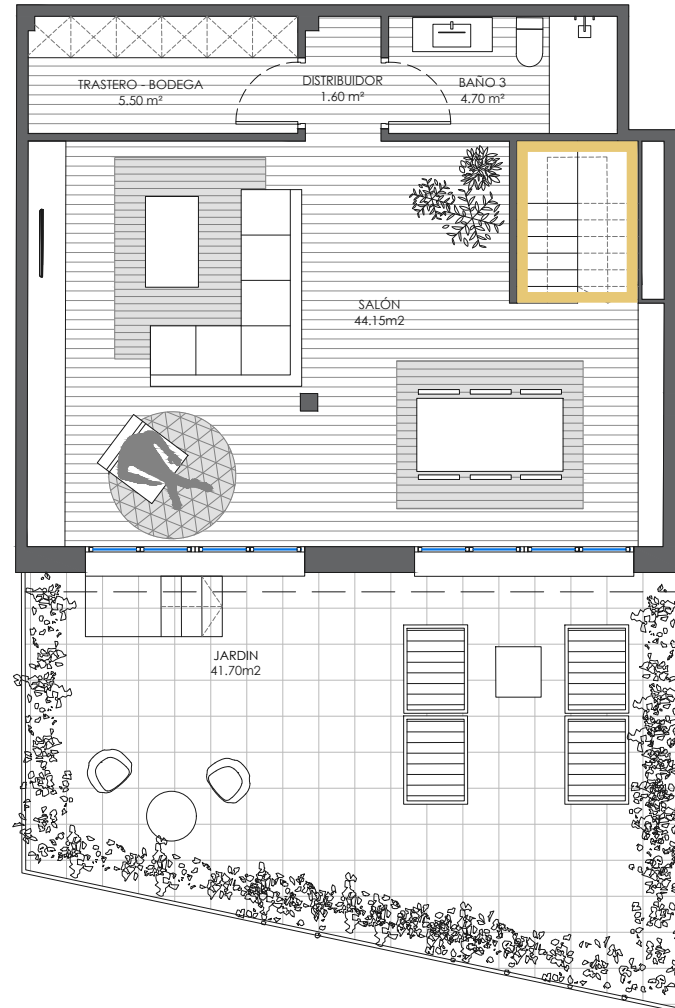
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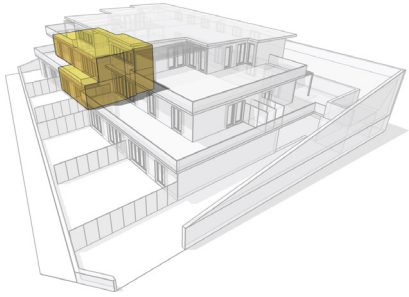


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96.05 m² useful exterior terrace
 2 covered car parking places

Floor 1

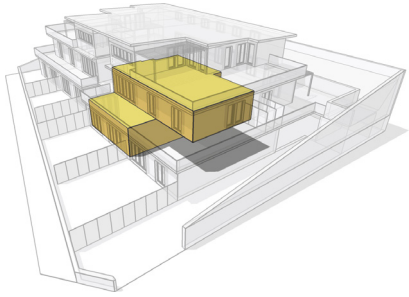


Floor 0



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Dwelling 1B .: double story .:

3 bedrooms
 3 bathrooms
 44.50 m² living/dining room/kitchen
 56.20 m² lounge
 5.50 m² storeroom
 159.80 m² useful interior space

132.20 m² useful exterior terrace
 2 covered car parking places

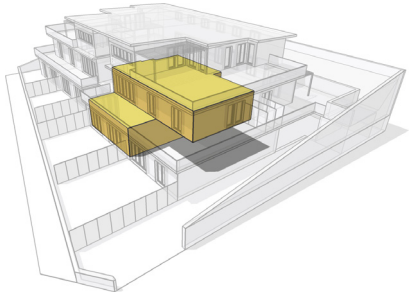
Floor 1



Floor 0



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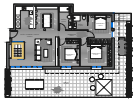


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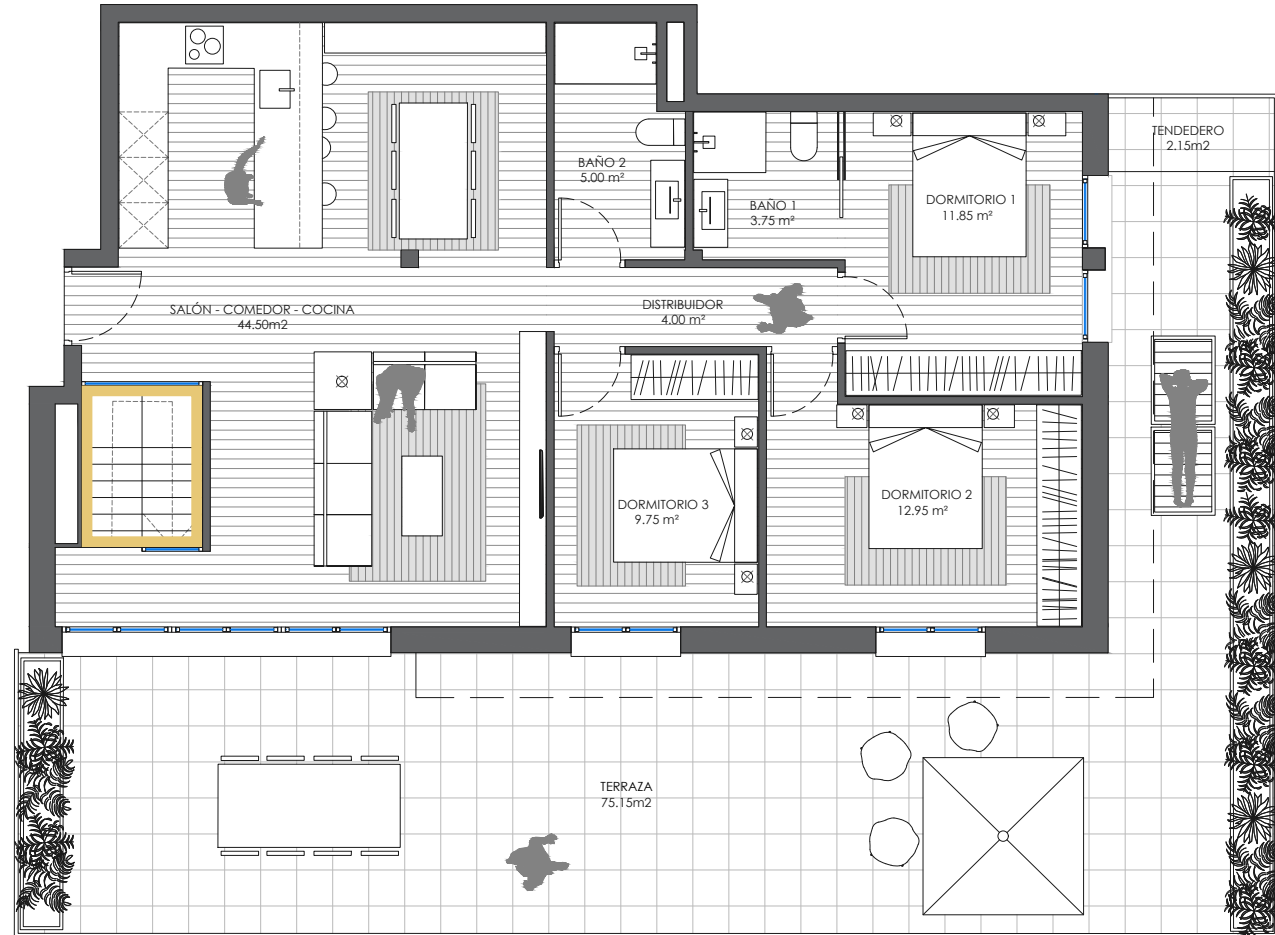
Floor 1

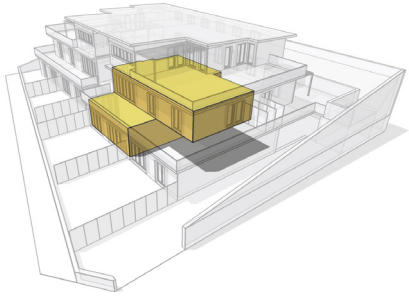


Floor 0



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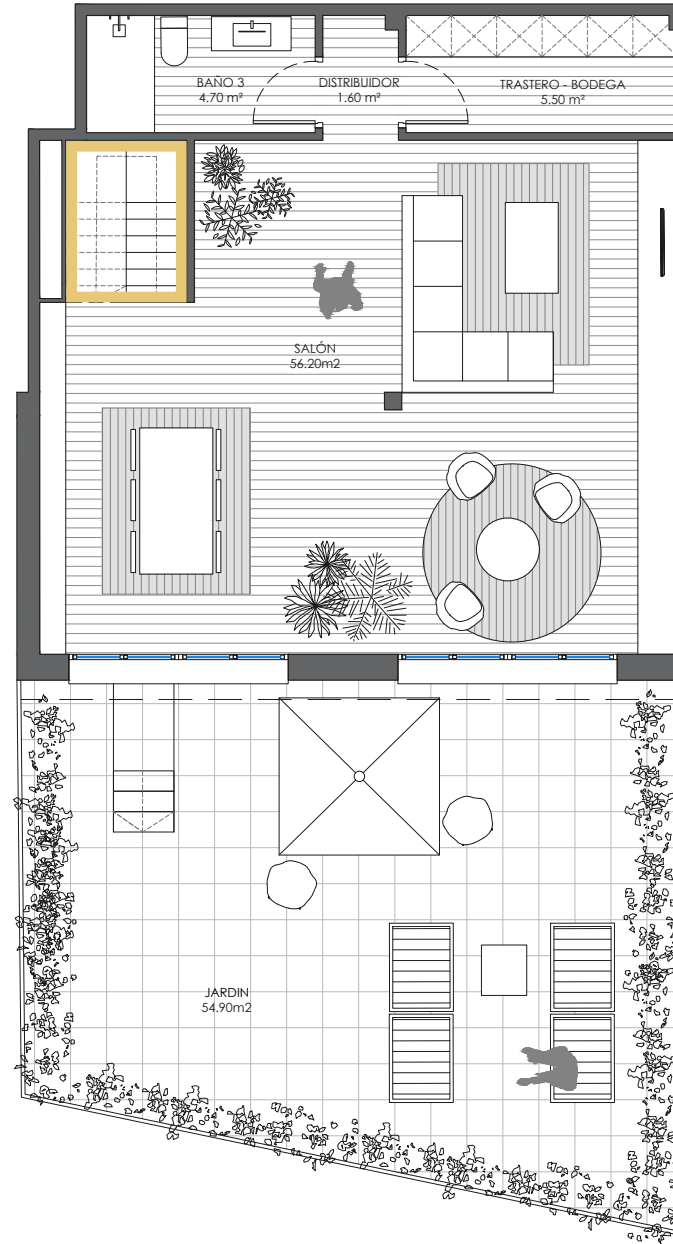


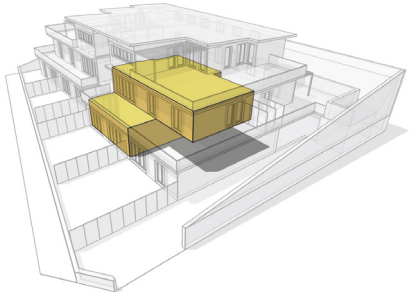
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0 0.5 1 2 m

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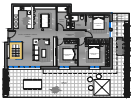


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