PARCELAS PATAGONIA
TU TERRENO EN LA PATAGONIA

REF PP-02203



PUCÓN · LA ARAUCANÍA · CHILE

House Just Steps from Downtown Pucón

UF 11,777

$486,336,632 · UF 11,777 · UF 2.24 / m²

AREA
5,263 m²







DESCRIPTION

RE/MAX Team Sells

House with Municipal Approval, just 5 minutes from downtown Pucón, in a prime location that combines accessibility, privacy, and nature, lies this extraordinary property built to high standards on a fully fenced 5,263 m² lot, located just a few meters from the Matus Roundabout, with easy access to supermarkets, shopping centers, schools, services, and all the infrastructure offered by one of the cities with the highest property value appreciation in southern Chile.

From the moment you enter, the property captivates with its impeccable landscaping and mature garden, carefully cultivated over the years. Native trees, ornamental plants, flower beds, and expansive green spaces create a harmonious and well-established environment, offering beauty throughout all seasons and a constant sense of tranquility and connection with nature. All of this is framed by spectacular views of the majestic Villarrica Volcano, one of the area's main attractions.

The main residence has approximately 220 m² of floor space and stands out for its contemporary architecture, spacious interiors, and high-quality finishes. Its open-concept design elegantly integrates the living room, dining room, and a spacious kitchen with a large central island, creating an ideal setting for family life and entertaining guests. The large double-pane windows allow for an extraordinary influx of natural light, while also offering privileged views of the gardens and the natural surroundings.

The property features 6 bedrooms and 6 bathrooms, including comfortable private suites, making it perfectly suited for large families, boutique lodging projects, remote work, or hosting guests with complete privacy. Each space has been designed to prioritize comfort, functionality, and energy efficiency. Additionally, it features sunscreen roller shades on all windows, the loggia, and storage rooms, as well as multiple direct access points to outdoor terraces that harmoniously connect the interior spaces with the garden.

CONTACT

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Before buying: title study, 10 to 30 years of legal history at the Conservador (land registry), with Osiadacz Abogados.

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Complementing the main structure is a sturdy 96 m² storage building, constructed with a steel frame, fully clad in zinc, and equipped with high-efficiency thermal insulation. It features a 12-centimeter-thick reinforced concrete slab, a concrete retaining wall, a separate bathroom, a septic tank, and a drainage system, offering multiple possibilities for use as a workshop, operations center, storage facility, or support space for business ventures.

One of the most notable features of this property is its level of self-sufficiency and sustainability. It has an electrical supply, spring water, a water purification and filtration system, and a total storage capacity of 16,700 liters, including tanks for collecting rainwater. Added to this is a soundproofed diesel generator that ensures operational continuity and peace of mind in the event of any contingency.

Both the house and the warehouse have received final municipal approval, providing full legal backing for the investment and facilitating any future financing process.

A unique property on the Pucón market, combining a strategic location, top-tier construction, self-sufficiency, spacious areas, and an exceptional natural setting. Ideal for those seeking quality of life, privacy, and a solid investment in one of the fastest-growing and most appreciating areas in southern Chile.

LOCATION



Coordinates: -39.3060774, -71.96469927 · Google Maps

GALLERY











