

Broker: María Fernanda Canals CMCPSI 6354 / CUCICBA 7193

Listing Agent: Luis Etchegaray

E-Mail: luis.etchegaray@remind.com.ar

Contact Info: +54 11 43 25 43 25 / + 54 9 11 53 89 96 54









Indama Porsche House in Traslasierra Region Design,

landscape-oriented integration, and environmental efficiency on a stage like location.

Located 900 m (2,950 ft.) above sea level on the western slope of the Comechingones Sierra, on a rocky ledge that overlooks the Conlara Valley. Indama has privileged views to the principal peaks of the sierras and to the whole valley in a visual perspective that encompasses an extension of more than 200km (125mi) and includes all the San Luis Mountain Range. It is directly edified on the rock, following construction and design guidelines that take up the Lake Flato (Austin, TX) principles: sustainable, environmentally responsible and authentic. The location and the architectural concept is inspired by the Chandler Ranch (Mason, TX), combining traditional elements such as rocks, local wood, steel plates, and iron structural profile.

The main residence -278 m2 (2,992.37 ft2) covered and 69 m2 (743 ft2) semi covered- has a spacious Living/Dining room, integrated kitchen, 2 independent apartments constructed on different levels, and a 45 m2 (484 ft2) loft where the original stones have been kept visible. The apartments include a bedroom, individual lounge area, and full bathroom. The loft has a spacious room, a kitchenette, and a full bathroom. Every room has privileged views both to the Sierra and to the valley, gas heating and wood stoves. A covered deck that extends itself like a balcony over the Salamanca gorge surrounds the superior level of the house. The deck makes way to an exterior lounge room. Additionally, the inferior level has a cave that has been dug through the rock.

The property includes a 30m2 (323 ft2) double height shed, a 40m2 (430 ft2) bungalow, and a parking space for three vehicles. All share the same architectural language. This is completed with a 15 m (50 ft.) infinity

Characteristics:

- La Población, Traslasierra,
 Córdoba
- Covered surface: 278 m2
 (2,992.37 ft2)
- Semi covered surface: 69 m2 (743 ft2)
- Shed 30 m2 (323 ft2)
- Bungalow 40 m2 (430 ft2)
- Lot surface: 40,000 m2 (430,556 ft2)
- 15,000 m2 Natural Park (161,459 ft2)
- 900 m above sea level (2,950 ft.)
- Privileged views
- Edified on rocks

pool constructed on a rocky edge that flies over the valley. The 40,000m2 (430,556 ft2) lot includes two accesses through interior rods that run through a native virgin forest, which has been cleared from scrub in its central area, giving rise to a 15,000m2 (161,459 ft2) natural park where the buildings are. The service connections are subterranean and the machine areas and material deposits have been camouflaged into the vegetation. Overall, Indama produces the feeling that characterizes typically the rural life: solitude and serenity, while still being situated in the centre of La Población, a town which alongside San Javier and Yacanto, constitute the most select district of the Traslasierra region. Traslasierra is only two hours away from the international airport of Córdoba.