MEDITERRANEAN LUXURY VILLA, SOUTH FACING WITH SEA VIEWS

Price on application		Reference No.:	**101003**
Rental Price:	**€ 0**	Term:	
Area:	**Southwest**	Location:	**Santa Ponsa**
Property type:	**Villas/Fincas/Houses**	Year of construction:	**2011**
View:	**Sea**	Front line Properties:	**No**
Plot size:	**1145 m²**	Heating:	**Under floor**
Constructed area:	**435 m²**	Air conditioning:	**Yes**
Terrace:	**100 m²**	Parking:	**Double garage**
Bedrooms:	**4**	Pool:	**Yes**
Bathrooms:	**4**	Furnishing:	**Unfurnished**

PROPERTY DESCRIPTION

This villa, constructed in modern finca style, is situated in the Golf area of Santa Ponsa on an even plot of approx. 1.145 m2. The villa is characterized by quality construction and quality features as well as spacious floor plan on a constructed area of about 435 m2.

The main level with a constructed area of approx. 245 m2 offers breath-taking sea views. This level consists of living room of approx. 50 m2 with fireplace and access to a roofed terrace of about 34 m2, open still unfurnished kitchen, utility room, connected with the double garage, guest-toilet, master bedroom and a second bedroom, both with dressing room, small balcony and bathroom en suite.
In the entrance area, a staircase leads down to the ground floor (approx. 122 m2) with a wide hallway, roofed terrace of about 34 m2, 2 double bedrooms with dressing room or built-in wardrobe and en suite bathroom, a large storage room and fitness room with shower and toilet. Both bedrooms have access to a terrace and the garden with swimming pool. The heated (preinstalled) infinity pool of approx. 9x4 meters with uncovered terrace, outdoor shower, toilet and barbecue complete the offer.
Features: Oil-floor heating, integrated air conditioning hot/cold, marble floors, high quality teak patio doors and windows with double glazing, each bathroom with bath (1x whirlpool), shower and walls with Venetian plaster, decalcification system, intercom, garage for 2 cars, electric gates, garden with automatic irrigation system and outdoor lighting.

- Subject to errors, changes, or withdrawal without prior notice. The expose is for guidance only. The only legal basis is the notarized sales contract -

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