

## Beautifully Villa for sale 4 Minute to Ibiza



**Price: 1.470.000 €**

### GENERAL INFORMATION

Category:	Villas, Luxury Houses	Area:	San Jose / Sant Josep
Location:	San Jose	N. Bathroom:	4
N. Bedroom:	5	M <sup>2</sup> Inside:	225m <sup>2</sup>
M <sup>2</sup> Property:	1000		

### DESCRIPTION

Modern house with much charm and located few minutes from the airport and from the center of Ibiza. The house has a living area of 225m<sup>2</sup> on a plot of 1000m<sup>2</sup> with a garden of Mediterranean plants. It is distributed on 2 floors: 5 bedrooms, 3 bathrooms, kitchen, living room, laundry room and several terraces. System air conditioning / heating.

The exterior features a garden with pool and garage. Tanker 45000L drinking water. Alarm, video intercom, Wifi, safe.

4 bedrooms have 3 double beds and 1 single bed or twins. Three bathrooms, two en suite on the top floor and 1 shared bathroom for the 2nd ground floor bedroom.

Big living room, dining area close to the kitchen and playing room with pool table close to the swimming pool. Garage for 2 cars . Possibility to build more.

This elegant property is located in the neighborhood of Can Nebot, near Sa Carroca area, only minutes away from Ibiza town and also near the famous beach restaurants. Built on a 1000 m<sup>2</sup> plot, this 225 m<sup>2</sup> property features 4 bedrooms, 3 bathrooms, a game room with pool table, a laundry room and a garage with space for two cars. This modern house has been distributed over two levels:

On the ground floor there is an open plan fully fitted kitchen connected to the dining area and the living area, a single and a double bedroom both with independent access to the swimming pool area and a bathroom with shower.

On the upper level there is the master bedroom with built in wardrobe, ensuite bathroom and views over the swimming pool area and a second bedroom, as spacious as the master bedroom with built

in wardrobe, ensuite bathroom and independent terrace with views upon the main street. On the outside area there are two terraces, one with access to the dining area and the other one with access to the living area.

The swimming pool area is surrounded by a small Mediterranean garden and a chill out area.

The house is also equipped with alarm system and central A/C and heating system.

Its location, design and comfort make this property the ideal home for year around living as well as for an investment, as it disposes of an official Rental License.







































