

## Wonderful quality villa with two swimming pools in tranquil location



**Price: 1.650.000 €**

### GENERAL INFORMATION

Property Ref: CW-IVO-359  
Location: San Augustin  
N. Bedroom: 7  
M<sup>2</sup> Property: 7000

Category: Villas, Luxury Houses  
Area: San Agustin Des Vedra  
N. Bathroom: 5  
M<sup>2</sup> Inside: 410



This property is not for sale until the energy certificate has not been submitted.

### DESCRIPTION

Set on a hilltop overlooking the countryside of San Jose, against the backdrop of the colourful, west-coast sunsets, this superbly appointed country dwelling displays an authentic sense of local tradition in its design, whilst offering the best of facilities, space and privacy. A superbly maintained, 400m<sup>2</sup> property constructed in the 80's, the main house boasts a luxurious living space combining all the aesthetically pleasing features of rustic architecture with a wealth of modern additions. The fully-fitted kitchen and utility room are fitted with the latest, quality appliances, whilst the wooden beamed ceilings, dense white walls and elegant arches perfectly compliment the

sleek, contemporary furnishings.

A round stone tower provides authenticity to the theme and is the setting for the impressive master suite, complete with its own bathroom and terrace which boasts spectacular elevated views. There are a further five double bedrooms in the principal building, one with en suite bathroom and one with a private terrace, as well as two family bathrooms. A lower floor room has independent access and could be converted for alternative use as a cinema, office, gym or games room. A separate, 100m<sup>2</sup> guest house is situated in the grounds and offers a double bedroom, lounge/dining room and kitchen. It also benefits from its own pool and terrace. The villa has been used for upmarket holiday rentals and is equipped with air conditioning, central heating, satellite TV, telephone and internet connection. Water is supplied via a freshwater well in the garden and electronic gates, with motion sensor alarm system, provide 24 hour protection. Despite its tranquil location this self-sufficient country estate, occupying some 7,000m<sup>2</sup> of prime, rural land, enjoys easy access to all amenities.

It stands just 15 minutes from the airport, 10 minutes from the most exclusive beach resorts and within close proximity to the finest schools, sports and leisure activities. Ideal for a holiday home or permanent residence, the villa is perfectly adapted for outdoor living, with an impressive 15m x 8m, elevated swimming pool, surrounding sun terrace and gardens incorporating, well-tended lawns, exotic, flowering plants and mature fruit trees, all nourished by an automatic irrigation system. This unique property has been designed as a singularly comfortable and beautiful home in a setting that is second-to-none. Its distinctive style befits its location amongst the sun-drenched pine forests overlooking the countryside, rugged coastline and calm, blue Mediterranean.











































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