



# IMLIX

سوق العقارات IMLIX  
<https://www.imlix.com/ar/>

## 3 bedroom single storey villa with swimming pool and magnificent views

### معلومات الوكيل

Ricardina Santos	اسم:
Rika Kaza	اسم الشركة:
Portugal	بلد:
Experience	تجربة:
since:	منذ:
Selling a Property	نوع الخدمة:
Specialties:	التخصصات:
Apartments	Property Type:
	هاتف:
Portuguese	Languages:
	موقع الكتروني:



### تفاصيل الاعلان

عقار لل: تخفيض السعر  
السعر: EUR 590,000

موقع  
بلد: Portugal  
الدولة / المنطقة / المحافظة: Madeira  
مدينة: Santa Cruz  
عنوان: Gaula  
نشر: 06/11/2024  
وصف:

Discover this luxurious single storey villa with 3 suites, which offers a new and modern environment, in a private condominium, with all the amenities you need, located in the charming city of Santa Cruz. All rooms of the villa are south facing which allows you to make the most of the natural light and stunning sea views.

The entrance is directly to the large living room and dining room in an open space concept with the kitchen, highlighting the functionality, large areas and plenty of natural light provided by its large glass doors.

The modern and functional kitchen with island allows for greater conviviality. It is equipped with Bosch appliances, extractor fan, microwave, refrigerator, dishwasher.

A laundry space and guest toilet.

The night space consists of 3 large suites, with private bathrooms, all of them with skylight with passive ventilation, for greater use of natural light and closet, all with exterior access, with an incredible view of the sea and the deserts.

Outside a private freshwater swimming pool with solarium space and outdoor shower. Around the villa there is a garden area, with stunning views. Parking for two vehicles outside on pergola.



- Equipped with:
- Built-in Countertop Socket on Island
  - Air conditioning in the lounge and pre-installation in the suites,
    - Heat pump,
    - Central vacuum,
    - Photovoltaic panels,
  - Passive ventilation through the aluminum,
  - Passive ventilation through grilles placed in the skylights of the bathrooms
    - Double glazing with thermal break,
    - Technical area,
  - Pre-installation of electric curtains,
  - License for Local Accommodation registered in the Horizontal Property.

Passive ventilation that relies on the natural movement of air through windows, doors, and grilles to swap stale indoor air for fresh outdoor air. It allows complete air renovations of all rooms even when the house is closed for long periods, maintaining a healthy and comfortable indoor environment.

Don't miss this opportunity, with all the conditions met to be your ideal refuge.

The location of this property is truly unique, being in a quiet area with stunning views over the Desertas Islands, Ponta de São Lourenço and the sea, being only 100 meters from its level. In addition, the villa is located 5 min from the airport, the golf course 15 min, 10 min from the city of Funchal, a few minutes walk from commercial shops, ensuring convenience and ease of travel.

Are you curious?  
Come and see this magnificent villa...

You can count on the professionalism of our team, at all stages of the process.  
Book your visit now!

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جديد: نعم فعلا  
بنيت: 2024

**مشترك**  
غرف نوم: 3  
الحمامات: 4  
تشطيب قدم مربع: 145 م  
حجم كبير: 401 م

**Lease terms**  
Date Available:



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**Contact information**

RK11633

IMLIX ID:

