



## Villa Sol



### Agent Info

|                   |                    |
|-------------------|--------------------|
| Naam:             | Andreia Nóbrega    |
| Bedrijfsnaam:     | Imopalheiro        |
| Mistlampen:       | Portugal           |
| Experience since: |                    |
| Service Type:     | Selling a Property |
| Specialties:      |                    |
| Property Type:    | Apartments         |
| Telefoon:         |                    |
| Languages:        | Portuguese         |
| Website:          |                    |

### Advertentie details

|                |             |
|----------------|-------------|
| Vastgoed voor: | Koop        |
| Prijs:         | EUR 790,000 |

### Locatie

|                             |             |
|-----------------------------|-------------|
| Aanbevolen Auto Onderdelen: | Portugal    |
| Staat/Regio/Pronvincie:     | Madeira     |
| Plaats:                     | Funchal     |
| Adres:                      | São Gonçalo |
| Postcode:                   | 9060-382    |
| Geplaatst:                  | 04-12-2023  |

Omschrijving:

Serenity and elegance

Embedded in an established private condominium on the outskirts of Funchal, this recently renovated and exquisitely furnished villa is ready to walk in and use.

With one neighbour to the west, and fringed by mature vegetation to the east, it offers privacy, serenity and a place to retreat and enjoy the calm views to the Atlantic over the pretty rooftops of Palheiro Village.

The welcoming pale yellow of Villa Sol invites you to this sunny property. On the entrance level we find three comfortable guest bedrooms with balconies, all with ensuite bathrooms.

The master bedroom with coved ceiling and uplighting is set back and enjoys its own private terrace as well as shower room.

High-quality vinyl floors in all three bedrooms make for easy maintenance.

This cosy villa features comfortable underfloor heating not just in the marble bathrooms, but also in all living rooms and bedrooms. Air-conditioning is included in the three bedrooms, with pre-installation in



the living areas.

Taking the staircase to the open-plan living dining kitchen Loft you catch a glimpse of the generous inviting terrace with its many leisure opportunities.

The high coved ceiling with subtle uplighting enhances the open-plan social area with its generous 40m<sup>2</sup>.

With full length windows on three sides, this area is filled with natural daylight, catching both sunrise to the East and the sunset colours in the sky to the West.

The fully fitted kitchen with Bosch appliances has everything necessary to cater for friends and family.

Understanding just how challenging it can be to furnish and equip a new property on the island, we have prepared the villa in an elegant and timeless manner, whilst keeping it fresh and joyful, so all you need to do is unpack your cases and move in.

The 75 inch TV screen is an added touch of luxury, converting the room into a home cinema in the evening.

A guest WC on this floor completes the accommodation.

The 35 m<sup>2</sup> terrace invites with a new custom built BBQ, dining table to relax with friends and family, and a Butterfly plunge pool with ocean views.

The carport fits one large car and the generous storage room behind houses the new heat pump for domestic hot water. A gas boiler is installed as a back-up, if a client prefers to use gas.

The villa is a freehold fraction in the Private Condominium of Palheiro Village, which features a heated 18 metre swimming pool and sundeck with panoramic views over the Bay and city of Funchal.

Owners in the Village enjoy security, a dedicated property management and rental team, and the benefits of belonging to the Palheiro Nature Estate with its 18 hole golf course, 5-star Casa Velha hotel, the exuberant Palheiro Gardens, the luxurious Palheiro Spa and the Vista Balançal Restaurant with its breathtaking views, relaxed atmosphere and enticing menu.

As a lifestyle purchase or as an upmarket holiday rental property, Villa Sol is waiting for its new owner, fully equipped and furnished for immediate use.

The property already has the Local lodging licence (AL) available, which can be transferred to the new owner.

- REF: V64

|          |      |
|----------|------|
| Nieuw:   | Ja   |
| Gebouwd: | 2009 |

## **Algemeen**

|                             |                    |
|-----------------------------|--------------------|
| Slaapkamers:                | 3                  |
| Badkamers:                  | 4                  |
| Afgewerkte vierkante meter: | 160 m <sup>2</sup> |



## **Energy efficiency**

Energy Consumption: D

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: V64

