Sa Carroca
Reference 070005

PORTA IBIZA®
Your home. Our passion.

Charming villa with an enchanting garden, private pool and 4 bedrooms in Sa Carroca

constructed area:	325 m²	swimming pool:	✓
plot area:	1.041 m²	energy certificate:	in process
bedrooms:	4		
bathrooms:	5		
sea view:	-	**price:**	**€ 2,875,000.-**

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Details:

This wonderful villa has an area of 325 sqm, and was designed by a renowned Ibiza architect successfully combining modern forms with natural elements.

Its semi-open living/dining area presents an inviting ambience with large sliding doors allowing the entry of ample natural light. On the ground level is a modern, Ibiza-style living area providing the perfect setting for convivial get-togethers, and separated from the dining area by a partial wall with a modern, see-through fireplace. The living room is decorated with elegant Balearic-style elements and gives access to the traditional, but still modern, U-shaped fitted kitchen which is fully-equipped with high-quality facilities including a large oven, a microwave, and a new induction hob. Next to the kitchen is a utility room and a separate laundry room. Also on this level is one of the 4 bedrooms.

A luxurious staircase leads up to the first floor with the master bedroom and 2 further bedrooms. The master suite features a Jacuzzi and a modern, cosy fireplace and has access to a large balcony with views of the garden and nearby hills. The other 3 bedrooms provide a calm and peaceful atmosphere, each with en-suite or separate bathroom, and all fitted with luxurious natural-stone tiles and marble surfaces.
Further features include ample storage space, an advanced alarm system, double glazed windows, and hot/cold air conditioning for comfortable temperatures all year-round. Solar panels provide a sustainable lifestyle.

In the exterior area is a large swimming pool with a luxurious design, and an outdoor kitchen with incorporated barbecue and two grass burners inviting to convivial alfresco barbecue evenings. There is also a covered carport and ample outdoor parking.

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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Location & surrounding area:

Sa Carroca consists of a number of very beautiful private villas with maximum privacy in a quiet residential area. The location is within a 15-minute drive of many of Ibiza's most beautiful beaches, the nearest being Playa d'en Bossa, a lively, wide sandy beach with a long promenade, beach restaurants and a very active beach club and nightlife. Playa Ses Salines with the La Escollera beach club, (open all year round), and the famous Hostal Mar y Sal are also just a few minutes away. Renowned beach clubs including Blue Marlin, Jonda and Yemanja are also within easy reach. Sa Carroca also has convenient supermarkets, schools and sports facilities and is very centrally connected.

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Facade

Terrace

BBQ area

Pool

Living and dining room

Living room

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Dining room

Kitchen

Dining area close to the kitchen

One of 4 Bedrooms

Bedroom

Suite

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Bedroom

Bedroom

Bathroom

Bathroom

One of 5 bathrooms

Bathroom

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Pool

Terrace

Garden

Front facade

Terrace

Pool

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View to the villa

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