

## 4 soverom Villa til salgs i Santa Eulalia del Rio, Ibiza

























**2.490.000€**

This elegant villa is located in a privileged and tranquil area of the old road to Can Furnet, Santa Eulalia del Río. Set on a generous plot of 700m<sup>2</sup>, the property boasts a built area of 254.53m<sup>2</sup> and features four spacious bedrooms, three bathrooms, and an additional guest toilet. The villa offers a quiet retreat with stunning panoramic views over the surrounding countryside and partial sea views, while being just 15 minutes from the vibrant Ibiza town and close to the sea and local beaches, such as Cala Llonga and Cala Olivera.

The villa is designed for both comfort and functionality, featuring a fully fitted and equipped kitchen, a utility room, a laundry room, and a storage room. The living spaces are enhanced by individual air conditioning units and central heating by radiators, ensuring year-round comfort. The property also includes a separate guest apartment, providing privacy and flexibility for visitors or extended family stays. A dedicated cinema room further adds to the entertainment options available within the home.

Outdoor living is a highlight of this villa, with a sunny private pool, a beautifully maintained private garden, and a spacious 40m<sup>2</sup> terrace that is perfect for relaxation or entertaining. The external kitchen and barbecue area are ideal for al fresco dining, while the balcony and various terraces allow residents to fully appreciate the garden, pool, and panoramic views. The property is completed by a convenient carport for secure parking.

Presented in good condition, the villa offers scope for renovation, allowing new owners to personalise the space to their tastes. With its combination of privacy, privileged location, and a host of desirable features, this property represents an exceptional opportunity to enjoy the best of island living in Ibiza.

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|  4 soverom                        |  3 bad            |  254m <sup>2</sup> Bygg størrelse |
|  700m <sup>2</sup> Tomtestørrelse |  Svømmebasseng    |  South orientation                |
|  40 m <sup>2</sup> terrace        |  Carport garage   |  3 parking spaces                 |
|  Private garden                   |  Private pool     |  Air conditioning                 |
|  Fully fitted kitchen             |  Utility room     |  Storage room                     |
|  Barbecue                         |  Kitchen equipped |  Separate apartment               |
|  Country view                     |  Laundry room     |  Garden view                      |
|  Pool view                        |  Panoramic view   |  Cinema room                      |