

IBIZA COUNTRY
VILLAS



Ref: 11388 - Santa Eulària des Riu
2.600.000€

Detached villas in quiet neighbourhood, Cala Leña - Cala Nova



Ibiza Country Villas presents these impressive villas of impeccable and efficient design, in La Joya, a beautiful and quiet residential area of San Carlos.

INTERIOR:



The house is part of a set of 5 select detached and independent houses, all of them distributed over two floors plus terrace/solarium on the roof.

The logo for 'IBIZA COUNTRY VILLAS' features a stylized blue wave graphic above the text. 'IBIZA COUNTRY' is written in a smaller, sans-serif font, and 'VILLAS' is written in a larger, bold, sans-serif font below it.

Already from the entrance you can appreciate the calm and beauty of the property, as through the spacious living-dining room you can contemplate the outside area with its porch and garden. On this first floor you will find the independent kitchen equipped with the best brands of furniture and electrical appliances, as well as two bedrooms and a bathroom.



On the upper floor there is the master bedroom with its dressing room and bathroom, another large bedroom with its own bathroom and a very large terrace which can also be accessed by an exterior staircase. The roof of the house is another large solarium terrace with 360° views of the countryside.

OUTSIDE:



Each plot has an approximate area of 600m², where in addition to the house there is a garden and parking for two cars.


IBIZA COUNTRY
VILLAS

The complex of the five villas enjoys a beautiful Mediterranean garden, swimming pool, paddle tennis court, changing rooms, kitchen, social club, and a storage room of approximately 20m² for each house.



EXTRAS:

The houses come equipped with video intercom, arothermics, domotics for climate control, ducted air conditioning, drip irrigation and electrical pre-installation for vehicle recharging.



They have built-in wardrobes in all bedrooms, thermal and acoustic insulation, high quality finishes and the best brands in equipment.

There is the possibility of contracting underfloor heating.



THE AREA:

The villas are located in a very quiet residential area with low population density, between the countryside and the sea. A short and very pleasant walk from Cala Llenya, Cala Nova or Cala Mastella, and only 5 minutes by car from the shops and services offered by San Carlos and Santa Eulalia.



Notice:

Prices from + 10% VAT.


IBIZA COUNTRY
VILLAS

ZONAS COMUNES



SUP. CONSTRUIDA TRASTEROS	124.74 m ²
SUP. CONSTRUIDA ASEOS	30.06 m ²
SUP. CONSTRUIDA ZONA COMEDOR	129.73 m ²
SUP. CONSTRUIDA TERRAZA EXTERIOR	89.22 m ²
SUP. CONSTRUIDA CUARTO DEPURADORA	14.25 m ²
SUP. CONSTRUIDA TOTAL	388.00 m²
SUP. JARDÍN, PISCINA, PADEL	3104.02 m ²

0 5 10m ESCALA 1:350

The project has already been licensed and construction work has started. Delivery is scheduled for 2025.

Drawings and images are for information purposes only and are not of a contractual nature.



SUP. CONSTRUIDA VIVIENDAS (incluido terrazas cubiertas y pérgolas)	220.79 m ²
SUP. CONSTRUIDA TERRAZAS DESCUBIERTAS	74.02 m ²
SUP. CONSTRUIDA SOLARIUM	69.87 m ²
SUP. CONSTRUIDA TOTAL	364.68 m²
SUP. JARDÍN	462.72 m ²



0 1 2m ESCALA 1:125

The surfaces are approximate and may be subject to variations due to technical requirements.

The furnishings are fictitious and are only valid for decorative purposes

FEATURES

TYPE: Villa

LOCALITY: Santa Eulària des Riu

BEDS: 4

BATHS: 3

HOUSE AREA: 364

PLOT AREA: 462

POOL: Yes

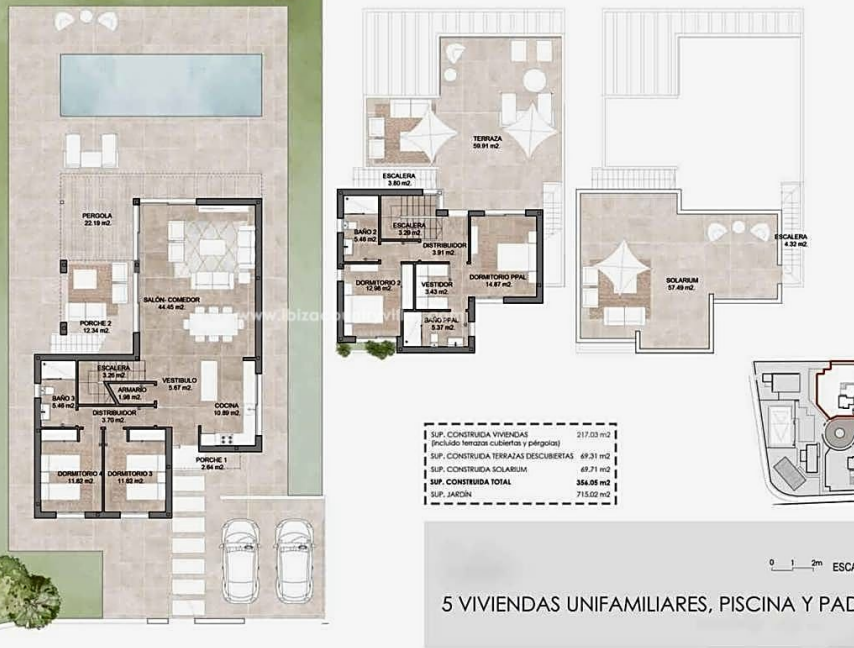
OTHER FEATURES

Air Conditioning Cold / Heat, Aire Acondicionado, Alto Standing, Armarios Empotrados, Azotea, Cerca De Playa, Cocina Amueblada, Cocina Equipada, Exterior, Heating Air Conditioning, Independiente, Jardín, Jardín Comunitario, Luminoso, Obra Nueva, Open Terrace, Parking, Piscina, Piscina Comunitaria, Pista De Pádel, Terrain Type: Urban, Terraza, Trastero, Videoportero, Vistas Abiertas Y Despejadas Al Campo



5 VIVIENDAS U

VIVIENDA



5 VIVIENDAS UNIFAMILIARES, PISCINA Y PAD

VIVIENDA



5 VIVIENDAS UNIFAMILIARES, PISCINA Y PAD

El presente plano es un avance de proyecto y es orientativo, no constituye un documento contractual, sujeto a modificaciones por exigencias técnicas, jurídicas o administrativas derivadas de la obtención de todos los permisos y licencias reglamentarias, así como por necesidades constructivas o de diseño derivado del proyecto de obra. Los superficies y volúmenes son orientativos y no vinculantes, el mobiliario urbano y el amueblamiento es ficticio teniendo validez únicamente a efectos decorativos. EL PRESENTE DOCUMENTO ES COPIA DE SU ORIGINAL, DEL QUE SON AUTORES LOS ARQUITECTOS FIRMANTES. SU UTILIZACIÓN TOTAL O PARCIAL, ASÍ COMO CUALQUIER REPRODUCCIÓN O CESIÓN A TERCEROS, REQUIERÁ LA PREVIA AUTORIZACIÓN EXPRESA DEL AUTOR. QUEDA EN TODO CASO PROHIBIDA CUALQUIER MODIFICACIÓN UNILATERAL DEL MISMO.

VIVIENDA



5 VIVIENDAS UNIFAMILIARES, PISCINA Y PAD

ZONAS CO



5 VIVIENDAS UNIFAMILIARES, PISCINA Y PAD

El presente plano es un avance de proyecto y es orientativo, no constituye un documento contractual, sujeto a modificaciones por exigencias técnicas, jurídicas o administrativas derivadas de la obtención de todos los permisos y licencias reglamentarias, así como por necesidades constructivas o de diseño derivado del proyecto de obra. Los superficies y volúmenes son orientativos y no vinculantes, el mobiliario urbano y el amueblamiento es ficticio teniendo validez únicamente a efectos decorativos. EL PRESENTE DOCUMENTO ES COPIA DE SU ORIGINAL, DEL QUE SON AUTORES LOS ARQUITECTOS FIRMANTES. SU UTILIZACIÓN TOTAL O PARCIAL, ASÍ COMO CUALQUIER REPRODUCCIÓN O CESIÓN A TERCEROS, REQUIERÁ LA PREVIA AUTORIZACIÓN EXPRESA DEL AUTOR. QUEDA EN TODO CASO PROHIBIDA CUALQUIER MODIFICACIÓN UNILATERAL DEL MISMO.



IBIZA COUNTRY
VILLAS

Luxury Ibiza Real Estate

Pol. Industrial Ca Na Palava, 31 (07819 Jesús)

Tel: +34 971 339 307 / +34 690 823 180

www.ibizacountryvillas.com - info@ibizacountryvillas.com