IBIZA COUNTRY
VILLAS



Ref: XB35049L - Sant Antoni de Portmany

6.600.000€

Rustic Villa with Private Pool and Tourist License



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Located in a peaceful and well-connected environment, this property stands on a rustic plot of 5,390 m² with quick access from the main road linking Ibiza to San Antonio. Built in 2003 and meticulously maintained, it features an architecture characterized by straight lines, symmetry, and functionality.The home, with 495 m² of constructed space, is distributed over two floors and offers four bedrooms and three bathrooms. On the main floor, accessible from the kitchen or the main entrance, we find a spacious living room with a fireplace and direct access to the garden, a dining room with views of the pool, and a roomy kitchen with a central island. There is also a laundry room, a bedroom with access to the terrace, and a full bathroom for guests. This floor is ideal for individuals with reduced mobility.On the upper floor, the master suite includes a private bathroom and its own terrace. Two additional bedrooms, both with private terraces, share a full bathroom. Additionally, there is a bright workspace with a large wooden table, perfect for an office or study.The exterior offers covered terraces, a chill-out area, a rectangular pool measuring 10 x 4.4 m, an outdoor dining area with a barbecue, and two independent accesses: one with an automatic gate and covered parking for two cars, and another with space for several vehicles or trucks.The house is equipped with underfloor heating, air conditioning in various rooms, and fiber optic internet. Security is ensured with an alarm system and armored doors.It has a septic tank, a well with abundant water, and an open-plan basement with multiple possibilities.Additionally, it holds a Tourist License for 8 people.A functional, solid, and well-



FEATURES

TYPE: Villa

LOCALITY: Sant Antoni de Portmany

BEDS: 4

BATHS: 0

HOUSE AREA: 495

PLOT AREA: 5390

POOL: Yes

OTHER FEATURES

Air Conditioning Centralised, Barbacue, Chimenea, Covered Terrace, Diaphanous Distribution, Doble Glazing, Fenced Plot, Heating Aerothermia, Jardín, Lavadero, Open Terrace, Outdoor Shower, Parking, Piscina, Puerta De Seguridad, Trastero






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