

Sold



UNIQUE PRIME LOCATED EXEPTIONAL SINGLE STORY VILLA

Situated in the very centre of Praia da Luz , just a short stroll from all the local restaurants , cafes and shops and the car free cobbled promenade overlooking Luz Bay:

Hidden away in a very private plot of 5000m2 approximately 1acre of well maintained; landscaped irrigated gardens full of trees and plants, fenced and gated with electric gates and camera access intercom system. The property also has the added benefit of a tennis court; garage and self contained visitors annexe.

This well presented property is accessed through the double wooded gates up a Calçada driveway to the principal door, which opens up into a very spacious entrance hall with guest bathroom and cloakroom. To the left is a open plan modern kitchen with the dining room which opens out through french windows onto the west facing alpendre and BBQ area. The dining room leads through to the spacious living room with fireplace and

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wood burning stove, Access through french windows to the outdoor covered south facing terraces overlooking the pool and garden areas.

The bedroom wing is situated to the left of the entrance hall and comprises:

3 bedrooms a study/office which could be used as a 4th bedroom, all bedrooms are ensuite with fitted wardrobes, and have access to the outdoor terraces gardens and pool area.

Outside the property enjoys, fully mature landscaped and irrigated gardens, a garage with automated door, lighted driveway, Tennis court and a fully self contained annexe/studio apartment.

The villa also boasts. Under floor heating, borehole, BBQ area, gas tank, wood burning fire, double glazing, security shutters, mosquito nets, entry phone system, automated entry and modern up to date security system.

The property is unique in the fact that it is situated in a large plot in very close proximity to the village centre and is in pristine condition throughout and with the benefit of the accommodation over one floor.

Ideally located, Faro international airport 45 minutes, Lagos 10 minutes, 20 minutes to the Costa Vincente west coast and a short drive to Boa Vista, Palmares, Espiche and Penina golf courses.

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