



**REF: 10604**

Well maintained 4 bedroom detached villa with open countryside views and distant sea views.

Estoi

**€785,000**



AMI License: 12086



Partner: 5357



### ***Description of the Property***

A beautifully maintained 2 story detached villa located in a calm and peaceful setting, just a short distance from the centre of Estoi. Offering spacious accommodation comprising of hallway, large open plan lounge with dining room and with access to the terrace and swimming pool, fully fitted kitchen, family bathroom, additional lounge, and two further bedrooms. (Ideal to create a separate self-contained accommodation). The first floor offers two large double bedrooms with a family bathroom. Beautiful terrace with views across the pool and to the coastline of Olhao.

### ***The Property is laid out on two floors as follows:***

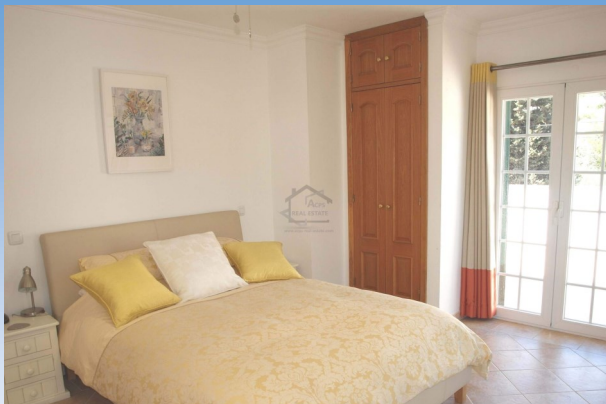
The main entrance leads into an inner courtyard with an attractive water feature and covered entertaining area into the villa, which leads to a bright open plan lounge-diner with an inset log burner and, double patio doors leading to the south-facing garden and pool terrace. Twin doors open into the kitchen with granite worktops and integrated appliances, door to terrace. An inner hallway leads to a guest suite with an attractive family bathroom, two bedrooms, and a large second lounge with a log burner and, space for the creation of a kitchenette if required, to create an independent self-contained apartment.

### ***The first floor***

Accessed via a stone polished staircase, leading to a family bathroom with spa bath, two large bedrooms with fitted wardrobes, both with patio doors leading onto private balconies and terraces overlooking the pool terrace, gardens, surrounding countryside, and distant ocean views.

### ***Outside:***

The garden is a mature landscaped garden with automatic irrigation, fully walled & fenced gardens, with a selection of mature shrubs and citrus trees, set around an attractive pool area and covered outside lounge and dining area...perfect to enjoy those "al-fresco" supper- evenings, to watch the sunset! The property also benefits from a separate laundry and large workshop/log stores (with possible conversion to a garage) if required.



## Property Particulars

- Property Type: Villa
- Bedrooms: 4
- Bathrooms: 2
- Plot Size: 1741 m<sup>2</sup>
- Build Size: 224 m<sup>2</sup>
- Year of Construction: 2001
- Views: Countryside, distant Sea Views
- Airport: 20 Minutes
- Beach: 20 Minutes
- Shopping: 10 Minutes
- Swimming Pool Size: 10m x 5m
- Energy Rating: C
- Price: €785,000

