

Colonia de Sant Pere

# Stunning and modern villa with swimming pool and tourist license in Colonia de Sant Pere

Property ID: ES255287



PURCHASE PRICE: 1.450.000 EUR • LIVING SPACE: ca. 210 m<sup>2</sup> • ROOMS: 4 • LAND AREA: 421 m<sup>2</sup>

Property ID: ES255287 - 07579 Colonia de Sant Pere

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## At a glance

Property ID	ES255287	Purchase Price	1.450.000 EUR
Living Space	ca. 210 m <sup>2</sup>	Condition of property	Like new
Rooms	4	Equipment	Terrace, Guest WC, Swimming pool
Bedrooms	3		
Bathrooms	4		
Year of construction	2008		
Type of parking	1 x Outdoor parking space		

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## A first impression

Excellent villa with a vacation rental license, located on a quiet residential street in Colonia de Sant Pere. Offering privacy and serenity, it is situated approximately 300m from the sea and boasts open views of the mountains and the iconic Puig de Ferrutx. In addition, it is close to all necessary amenities and points of interest. Built with high-quality materials, this villa is in magnificent condition, maintaining the same pristine appearance as on the first day. With a living space of approx. 210m<sup>2</sup> spread over two floors, the property sits on a plot of approx. 421m<sup>2</sup>, offering an ideal balance between indoor and outdoor space. The ground floor features a modern open-plan kitchen connected directly to a bright dining area, thanks to large windows. The spacious and cozy living room offers direct access to the terraces and pool area, creating the perfect environment for everyday family life. A large saltwater heated pool is perfect for year-round relaxation. Upstairs, there are three bedrooms, each with its own en-suite bathroom. The master bedroom enjoys stunning sea views and includes a private walk-in wardrobe and a dedicated office or study area—ideal for those who need a personal workspace. A covered porch separates the main house from the utility room, laundry room, and a practical storage area. A key feature is the 2022 renovation of the entire exterior, including high-quality façade insulation, which ensures maximum comfort and energy efficiency. The property is equipped with infrared heating and air conditioning with a heat pump, ensuring a pleasant climate year-round. It also includes water reserve tanks for added peace of mind. Another valuable asset is the vacation rental license, offering strong income potential for future owners. With all these features, this property represents a unique opportunity for those seeking a modern and well-equipped home in a privileged location. Its functional design, contemporary comforts, and proximity to the sea and amenities guarantee an exceptional living experience.

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## Contact partner

For further information, please contact your contact person:

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