

## Various Linked Villas available on One of the Finest Golf Courses in Europe, in the Eastern Algarve

VILLA IN VILA NOVA DE CACELA

ref. **TV1589**

**1.300.000€**



### Location +

|              |                                  |
|--------------|----------------------------------|
| Town         | Vila Nova de Cacela              |
| Parish       | Vila Nova de Cacela              |
| Municipality | Vila Real de Santo António, Faro |
| Region       | Algarve (East)                   |

### Details +

|                   |             |
|-------------------|-------------|
| Usage             | Residential |
| Type              | Villa       |
| Construction Year | 2019        |
| Rooms             | 5           |
| Bedrooms          | 3           |
| Bathrooms         | 3           |
| Floors            | 2           |

- Exceptional Linked Villas
- Unique views
- Number 1 Golf resort in Portugal
- 6km from beaches

Inspired by the Algarve lifestyle, Miradouro is a uniquely designed village situated in the heart of the resort. Within it, each of the 37 villas provides residents with an intimate, relaxed way of life.

Thoughtfully designed and luxuriously appointed, each 3-bedroom villa is characterised by its surroundings, drawing influence from the timeless beauty and elegance of traditional Portuguese architecture. At the heart of each villa, comfortable open-plan living spaces make full use of the natural light, warmth and views. Elsewhere, each generously sized double-bedroom comes with its own dressing area and en-suite bathroom complete with underfloor heating; kitchens are fully-fitted and each home has its own dedicated fibre-optic broadband service. Each property also has a private garage.

Owners are offered a comprehensive Concierge and Property Management Service that looks after every aspect of the home's maintenance and appearance.



#### Areas +

|             |                    |
|-------------|--------------------|
| Living Area | 290 m <sup>2</sup> |
| Usable area | 420 m <sup>2</sup> |

#### Access +

Tarmac, Driveway, Easy Access

#### Parking +

Garage, Double Garage, Underground, Autom. Garage Door

#### Living Room +

Lounge, Dining, Patio Doors

#### Terrace +

Balcony/Terrace, Garden Terrace

#### Kitchen +

Open Plan, Fully Fitted, Modern, Breakfast Bar

#### Other Rooms +

Storage, Laundry, Office/Study, Games/TV Room, Home Cinema, Wine Cellar, Basement

#### Bedroom +

|           |  |
|-----------|--|
| Bedroom 1 | 1 on Ground Floor, En-Suite, Fitted Wardrobe, Dressing Area, Terrace |
| Bedroom 2 | 2 on First Floor, En-Suite, Fitted Wardrobe, Dressing Area, Terrace  |

#### Bathroom +

Guest Toilet, Ground Floor

#### Heating-Cooling System +

Under floor heating, Fireplace, AC

#### Equipment +

Alarm System, Central Vacuum, Sound System, Video Intercom, Pre-Installed Solar, Boiler

#### Water-Electricity-Drainage +

Monte Rei Golf & Country Club is set in more than 1,000 acres of unspoilt countryside. It is situated between the towns of Tavira and Vila Real de Santo António with wonderful views of the Atlantic Ocean and the surrounding countryside.

The resort is however more than just a golfing experience. Monte Rei has become a gastronomic destination with its food and beverage overseen by Michelin starred Chef Albano Lourenço. Residents can also enjoy the tennis courts and excellent spa.

#### Amenities

- 24hr security
- Balcony
- Spa & wellness facilities
- Watersports
- Investment
- Communal pool
- Communal gym
- Terrace
- Gated community
- Golf
- Sea views
- Fitted kitchen
- Fitted bathroom
- Stone floors
- Tennis court
- Frontline to golf course
- Access to hotel facilities

#### Location

- 6km from beaches
- 12km Tavira
- 42km airport
- On site golf and tennis



YOUR PROPERTY SPECIALISTS

All mains

**Windows +**

Double glazing, Fly Screens

**Pool +**

Communal, Tiled, Shower

**Garden +**

Private, Landscaped, Walled, Auto irrigation, Lawn, Trees, BBQ, Lighting

**Exterior +**

Tennis court, Patio, 18 Hole Golf Course

**Views +**

Sea View, Panoramic View, Golf View, Countryside View



Tavira Office - ALGARVE:  
Rua da Silva 27 Tavira  
GPS. 37° 7' 27.627" N - 7° 38' 44.156" W

Togofor Homes - Sociedade Mediação Imobiliária, LDA | License: AMI 6902

+351 281 027 570  
enquiries@togofor-homes.com  
[www.togofor-homes.com](http://www.togofor-homes.com)





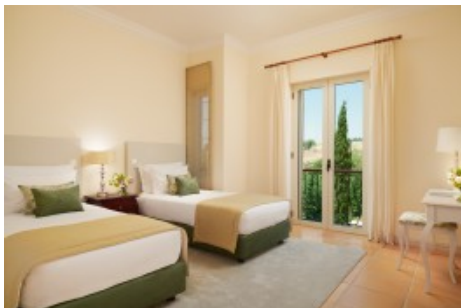
YOUR PROPERTY SPECIALISTS



## PHOTO GALLERY



Master Bathroom



Bedroom



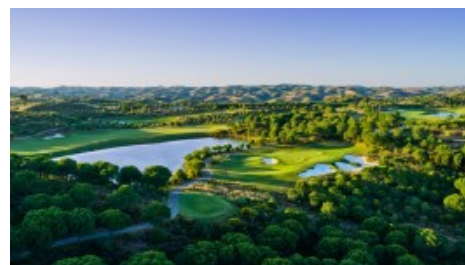
Terrace



Villa



Communal pool



Jack Nicklaus North



Jack Nicklaus North



Clubhouse



Cacela Velha



The Grill Terrace



Veranda Restaurant



Lifestyle



Golf



Tavira Office - ALGARVE:  
Rua da Silva 27 Tavira  
GPS. 37° 7' 27.627" N - 7° 38' 44.156" W

Togofor Homes - Sociedade Mediação Imobiliária, LDA | License: AMI 6902

+351 281 027 570  
enquiries@togofor-homes.com  
[www.togofor-homes.com](http://www.togofor-homes.com)



## FLOOR PLANS



Ground Floor areas:  
 Internal.....135.36m<sup>2</sup>  
 Terraces.....102.32m<sup>2</sup>  
 Total.....238.68m<sup>2</sup>

*Parque Miradouro*  
 Ground Floor  
 Linked Villa

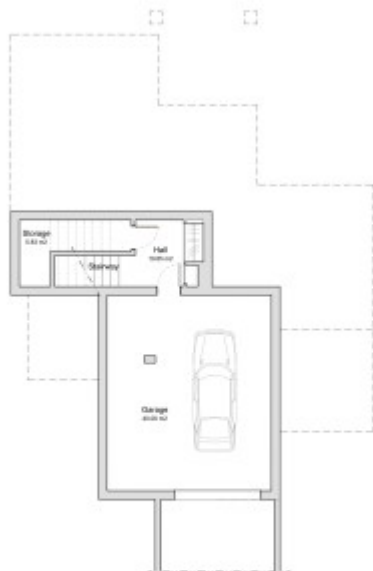
1 Linked Villa Ground Floor



First Floor areas:  
 Internal.....52.73m<sup>2</sup>  
 Terraces.....33.04m<sup>2</sup>  
 Total.....85.77m<sup>2</sup>

*Parque Miradouro*  
 First Floor  
 Linked Villa

2 Linked Villa First Floor



Basement areas:  
Internal ..... 67.74m²

*Darques  
Miradouro*

Basement  
Linked Villa

### 3 Linked Villa Basement