

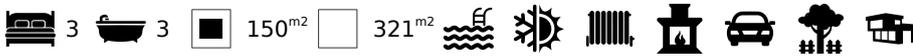


## Contemporary 3 Bedroom Villas with Rooftop Deck and Marina Views, Albufeira

VILLA IN ALBUFEIRA

ref. VM1895

1.250.000€



### Location +

Town	Albufeira
Parish	Albufeira e Olhos de Água
Municipality	Albufeira, Faro
Region	Algarve (Central)

### Details +

Usage	Residential
Type	Villa
Construction Year	2022
Rooms	4
Bedrooms	3
Bathrooms	3
Floors	3

- Construction Area 150m<sup>2</sup>
- Plot Size 321m<sup>2</sup>
- Year of Construction 2022
- 3 Bedrooms, 3 En-Suite Bathrooms, 1 WC
- Smart Home Domotics
- Walking Distance to marina, beach and restaurants
- 530 meters to the closest beach

These off plan brand new homes are within the new extended area of Albufeira's marina close to the beach and 'Old Town'. The marina offers a variety of restaurants, supermarket, bowling, karting, boat trips, a gym and much more. The villas will be finished to a high standard incorporating Smart Home modern living for maximum comfort.

The villas comprise of:

#### Ground Floor:

- Open plan living area with patio doors to gardens
- Fully fitted modern kitchen with Electrolux appliances
- Double bedroom with en-suite bathroom
- WC
- Staircase to first floor and basement



YOUR PROPERTY SPECIALISTS

#### Areas +

Living Area 150 m<sup>2</sup>  
Plot Area 321 m<sup>2</sup>

#### Parking +

Carport, Private Parking

#### Terrace +

Roof Terrace

#### Kitchen +

Own Entrance, Open Plan, Fully Fitted, Modern

#### Other Rooms +

Storage Room, Basement

#### Heating-Cooling System +

Central Heating, Under floor heating, Fireplace, Salamandra, AC

#### Equipment +

Sound System, Video Intercom, Solar (Water)

#### Windows +

Double glazing, UVA Protection

#### Pool +

Private

#### Garden +

Landscaped, Walled, Auto irrigation

#### Exterior +

BBQ, Jacuzzi

#### Views +

Marina View

#### Extra Features +

Modern Construction

#### First Floor:

- Master bedroom with en-suite bathroom and dressing area
- Bedroom with en-suite bathroom and fitted wardrobes
- Terraces
- Staircase to rooftop

#### Roof Top Deck:

- Jacuzzi
- Fire Pit
- Wooded deck floor
- Views to marina

#### Basement:

- Storage room with interior access

#### Outside:

- Swimming pool with Jet Stream
- Barbecue terrace
- Carport
- Automatic entrance gates
- Manicured garden with auto-irrigation

#### Amenities

- Roof Top Deck area with Firepit and Jacuzzi
- Swimming pool with 'Jet Stream'
- Thermic cut double glazing
- Acoustic insulation
- Under Floor Heating
- Central sound system
- Air conditioning throughout

#### Location

- 700 meters to restaurants in the marina
- 530 meters to the closest beach
- 2 km to the historic 'Old Town' of Albufeira
- 5.7 km to Salgados golf clubhouse
- 42.4 km to Faro airport
- 2.4 km to the nearest school

#### Other Info

- Completion expected September 2022
- 5 years builders guarantee



Vilamoura Head Office - ALGARVE:  
Av. Vilamoura XXI, Sítio das Terras Ruivas, Loja B, Benfarras  
GPS. 37° 6' 52.426" N - 8° 7' 4.576" W

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## PHOTO GALLERY



*Aerial View*



*Villa at Night*



*Lounge*



*Lounge*



*Dining*



*Kitchen*



*Bedroom*



*Bathroom*



*View*



YOUR PROPERTY SPECIALISTS



*Bathroom*



*Roof Terrace*



*Roof Terrace*



*Front of property*



*Pool*



*Parking*



*Villa*



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## FLOOR PLANS

