YOUR PROPERTY SPECIALISTS

SOLD







Majestic Country Estate set in 11.7ha of Vineyards, Guia

VILLA IN GUIA

ref. **VM1966**

5.900.000€

11 | 11 | 902m² | 117.000m²

C

Location +

Town	Guia
Parish	Guia
Municipality	Albufeira, Faro
Region	Algarve (Central)

Details +

Usage	Residential
Type	Villa
Renovation Year	1990
Rooms	21
Bedrooms	11
Bathrooms	11
Floors	2
Furnished	Negotiable

- Farmhouse 722.34m², Cottage & Apartment 180m²
- Plot Size 117,000m²
- Renovated and Updated during the 1990's
- 11 Bedrooms, 10 En-Suite Bathrooms, 2 WC's
- Licenced vineyard of 7.53 ha producing award winning wines
- Business Opportunity for a Boutique Guesthouse

This private estate is one of the oldest Quintas in the Algarve lovingly restored and updated by its current owner whilst retaining the traditional features and character of the original farmhouse. The grand gated entrance opens to an impressive long driveway lined by mature olive trees and palms, with the majestic windmill reputedly dating back 200 years sitting proudly on the manicured lawn. Situated just a few kilometres from the sandy beaches of the Algarvian coastline, this exclusive estate is a tranquil haven of endless charm and beauty offering a boutique resort environment.

The property consists of:

Main Farmhouse:
- Reception Room
- Drawing Room

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

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Areas +

Living Area	902 m²
Plot Area	117.000 m²

Access +
Tarmac

Parking +
Garage, Carport, Private Parking

Living Room +
Lounge, Dining

Kitchen +
Own Entrance, Kitchen/Dining, Rustic, Fully Fitted

Other Rooms +

Other Rooms 1	Storage Room, Laundry, Pantry, Office/Study, Games/TV Room, Wine Cellar, Gym
Other Rooms 2	T2 Apartment, T3 Chalet

Bedroom +
4 on Ground Floor, 2 on First Floor, Fitted Wardrobe, Terrace

Bathroom +
10 En-Suites, 1 Family Bathroom, 2 WC

Heating-Cooling System +
Gas central heating, Fireplace, AC

Equipment +
Cable/Satellite TV, Alarm System

Water-Electricity-Drainage +
Mains water, Borehole

Windows +
Double glazing, Fly Screens

Pool +
Private

- Dining Room
- Kitchen
- Utility room
- 6 Bedrooms
- 5 En-Suite Bathrooms
- Guest Bathroom
- Gymnasium
- W.C.
- Ample Terraces

Grounds:
- Heated Swimming Pool
- Ample Terraces
- Tennis Court
- Jacuzzi
- Vineyard
- Centuries old Windmill
- Mediterranean Gardens
- Manicured Lawns
- Olive Grove

Cottage:
- Reception Room
- Kitchen
- 3 Bedrooms
- 2 Bathrooms
- Swimming Pool
- Terraces
- Car Port & Storage
- Own Separate Entrance Gate

Apartment:
- Lounge/Dining Room/Kitchen
- 2 Bedrooms
- 2 Bathrooms
- Terraces
- Garage

Amenities

- 200+ year-old windmill
- Bell Tower (Bell Imported from Scotland)
- Barbecue, Dining and Pool Terraces
- Bar area
- Ballroom with marble floor
- Air conditioning in bedrooms
- Built-in wardrobes
- Traditional terracotta tiled floors
- 2 x Boreholes plus mains water to properties
- Bespoke yellow/white double-glazed windows with fly screens
- 4 fireplaces in main residence
- Garage & 2 Automatic Entrance Gates

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Garden +
Landscaped, Walled, Auto irrigation, Fruit Trees

Exterior +
BBQ

Views +
Sea View, Countryside View

Extra Features +
Vineyard

Location

• 800 meters into the village of Guia
• 300 meters to closest restaurant (from main entrance gate)
• 6 km to Galé beach
• 5.2 km to Salgados golf course
• 42.6 km to Faro airport
• 1 km to nearest school
• 2.8 km to nearest waterpark (Zoomarine)
• 3 km to Algarve shopping mall & warehouse park

Other Info

• Offshore company shares sale only (Jersey)
• Business potential for those who seek an additional income to the sale of the grapes could be a quality boutique hotel with just a few adjustments to the existing properties plus necessary licences. The tranquil setting lends itself to a holistic retreat or wedding venue, the opportunities are endless

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PHOTO GALLERY

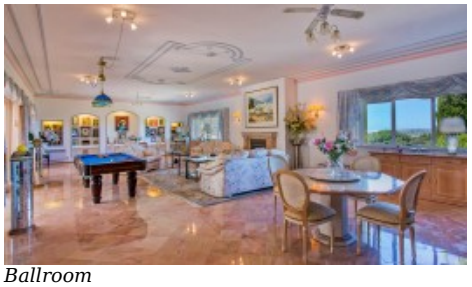

Vineyards

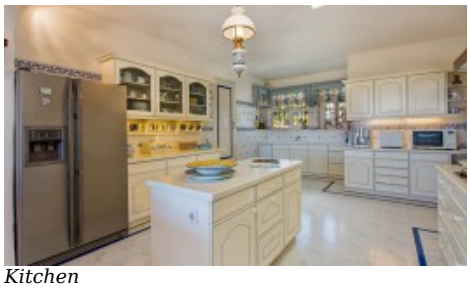

Driveway


Reception Room


Formal Dining Room


Living Room


Ballroom

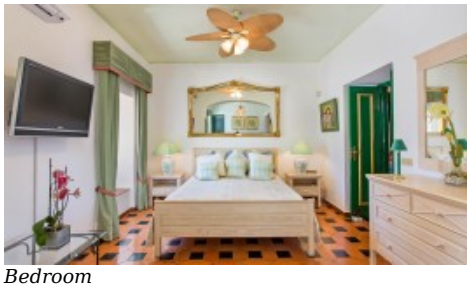

Kitchen

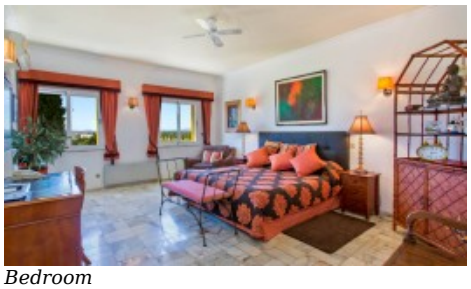

Kitchen


Kitchen Terrace


Tennis Court


Master Bedroom


Bedroom


Bedroom


Gym

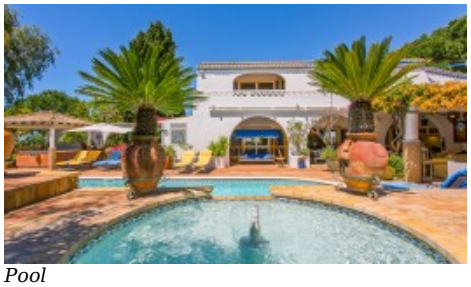

Pool & Garden

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Pool

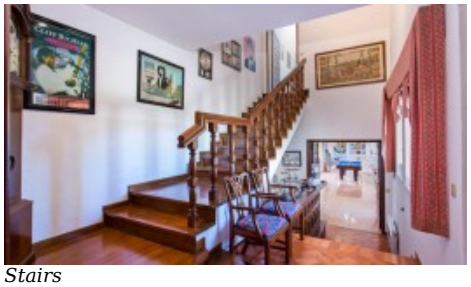

Terrace


Terrace


Main Entrance


Bell Tower


Entrance


Stairs


Property


Property


Property


Cottage


Garden


Garden


By Night


By Night

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FLOOR PLANS



Plan

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