



SOLD



4 Bedroom Villa with Sea Views Near Albufeira and Beaches

VILLA IN GUIA

ref. VM2137

5.689.635€



Location +

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

Details +

Usage	Residential
Type	Villa
Construction Year	1993
Renovation Year	2022
Rooms	5
Bedrooms	4
Bathrooms	3
Floors	2
Furnished	Negotiable

- Living Area 200m², Construction area 260m²
- Plot Size 1011m²
- Year of Construction 1993, Renovated 2022/23
- 4 Bedrooms, 3 Bathrooms, (2 En-Suite)
- Close to Beaches, Restaurants, Shopping
- Tranquil Location

This villa is set at the end of a cul-de-sac with a nice size garden and south orientation for maximum sunshine over the pool and terraces and views to the sea and sunsets. The property is close to all amenities yet in a quiet neighbourhood. Recently refurbished with new bathrooms, sail shades, some new kitchen equipment and soon to be installed high quality windows. This villa would be ideal for year-round living or as an investment for holiday rentals.

Ground floor:

- Entrance hall, hallway and staircase decorated with beautiful original Portuguese tiles
- Living room - dining room with patio doors to pool and terraces
- Fully fitted kitchen with pantry
- Bedroom with patio doors to terrace and laundry room (could



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Areas +

Living Area	200 m ²
Plot Area	1.011 m ²

Access +

Tarmac

Parking +

Carport, Driveway

Other Rooms +

Storage Room, Laundry, Pantry

Heating-Cooling System +

Fireplace, AC

Equipment +

Safe

Water-Electricity-Drainage +

All mains

Windows +

Double glazing, UVA Protection

Pool +

10x4m

Garden +

Landscaped, Auto irrigation

Views +

Sea View, Panoramic View,
Countryside View

convert to ensuite bathroom)

- Bedroom with fitted wardrobes and A/C
- Family bathroom

First Floor:

- Hallway decorated with beautiful original Portuguese tiles
- Master bedroom with ensuite bathroom and patio door to sea view terrace
- Guest bedroom with ensuite bathroom and patio door to sea view terrace
- Large south facing sea view terrace

Outside:

- 10 x 4 illuminated pool with manual cover
- Easy maintenance gardens with some lawn, palm trees and indigenous flowers
- Auto-irrigation
- Ample terraces
- Carport
- Storage/machine room
- Outdoor shower to service poolside

Amenities

- Air conditioning in 3 bedrooms
- Solar panels for hot water
- Double glazed windows (new installation July 2023)
- Open fireplace
- Pre-installed alarm system
- Satellite T.V. good wi-fi and phone signals
- Mains water and drainage
- Laundry room and storage room
- Safe
- Fully fenced plot

Location

- 4 km to coast. 4.6 km to nearest beach
- 2.6 km to Guia/3.8 km to Albufeira
- 1.8 km to shopping mall
- 5.2 km to marina
- 7 km to golf
- 43.5 km to Faro airport
- 3.2 km to school
- 4.5 km to Zoomarine



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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Other Info

- Ready to move in without delays
- Can be sold with furniture and equipment



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PHOTO GALLERY



Lounge/Dining



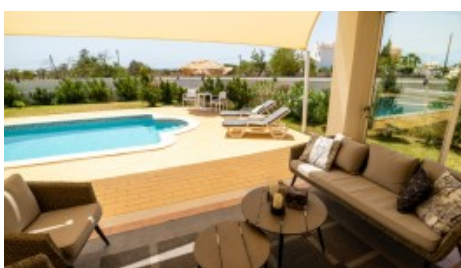
Lounge



Dining



Alfresco Dining 1



Lounge Terrace



Kitchen



Master Bedroom



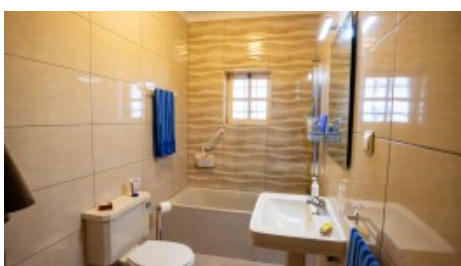
Master Bathroom



Bedroom Terrace



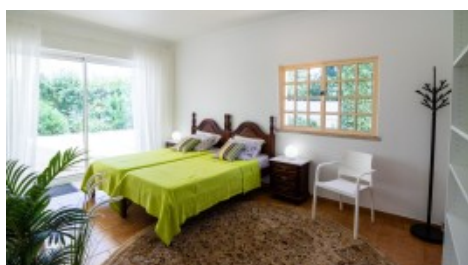
Bedroom



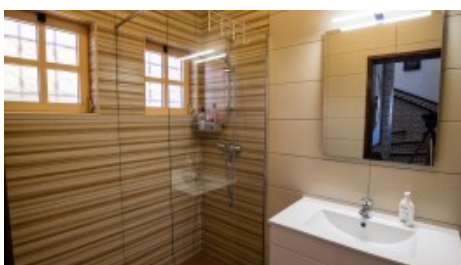
En-Suite



Bedroom



Bedroom



Bathroom



Front of property



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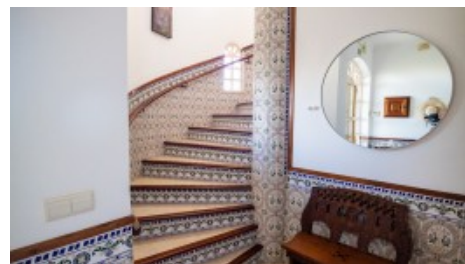
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Storage & Shower



Pool



Stairs



Laundry Room



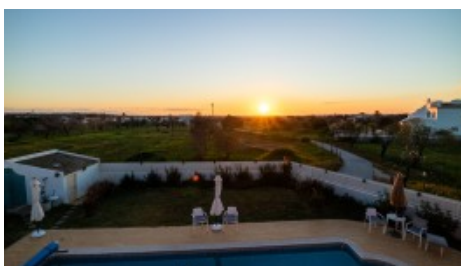
Side of property



Entrance hall



Garden



Sunset



Alfresco Dining



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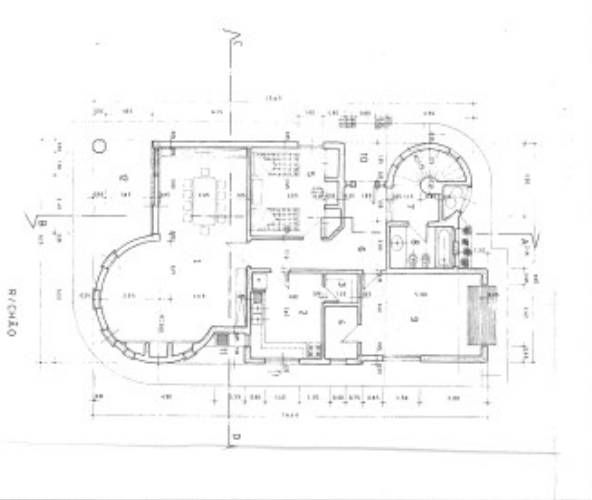
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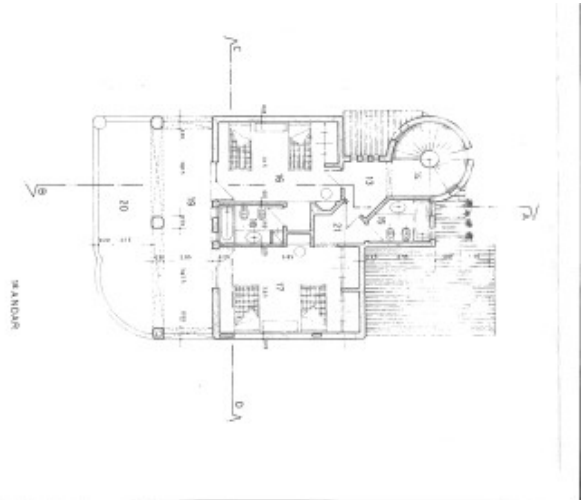


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FLOOR PLANS



Ground Floor



First Floor



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