DIVINE HOME®
IMOBILIÁRIA • REAL ESTATE

Albufeira e Olhos de Água\Albufeira 990,000 €

Ref: SVP2124

Welcome to your dream home in Albufeira—a stunning villa with spacious living areas, modern amenities, and inviting outdoor spaces for relaxation and entertainment. The ground floor features a master bedroom with direct pool access, a fully equipped kitchen, and a cozy living room. Upstairs offers two bedrooms with terrace access. The basement includes two bedrooms and a sitting room. Enjoy the 36m² pool, lush garden, and BBQ area. Albufeira boasts beautiful beaches, lively nightlife, and a high quality of life. Unique features include air conditioning, automatic irrigation, and rental income potential.

214sm | **976sm** | **5** | **4** | **YES**

Quinta Bela Vista Comercial 27, 8200-127 Albufeira • **Tel:** +351 289 501 664 • **AMI:** 11606
www.divine-home.pt | info@divine-home.pt

Welcome to your dream home in the heart of Albufeira, a beautiful family villa with everything you need for a comfortable and enjoyable lifestyle. This property offers spacious living areas, modern amenities, and inviting outdoor spaces, perfect for relaxing and entertaining.

Ground Floor:
- Step into the inviting hallway that leads you to the master bedroom, featuring fitted wardrobes and a private bathroom with a luxurious hot tub. The bedroom offers direct access to the pool area, creating a serene retreat.
- A guest toilet is conveniently located nearby.
- The fully equipped kitchen comes with a handy pantry, making meal prep a breeze. Adjacent to the kitchen is the spacious living room with a cozy fireplace, perfect for gatherings.
- The living room opens up to a covered terrace and pool area, blending indoor and outdoor living seamlessly.
- Enjoy meals in the dining area, which is also connected to the terrace for an al fresco experience.

First Floor:
- Upstairs, you'll find two bedrooms with fitted wardrobes, both with access to a terrace that offers stunning views.
- A full bathroom is located on this floor for your convenience.
- The terrace leads to a roof terrace, perfect for enjoying panoramic views and sunsets.

Basement:
- The basement features two additional bedrooms and a full bathroom.
- There's a spacious sitting room with pre-installation for a complete kitchen, offering flexibility for various needs.
- A large storage area provides ample space for all your belongings.

Outdoor:
- Relax and unwind in the 36 m² pool and lounge area.
- Host gatherings in the covered terrace and barbecue area, perfect for outdoor dining and entertaining.
- The property includes two carports for your vehicles and is fully fenced for privacy and security.
- Two electric gates provide easy access to the property.
- Enjoy the lush land with fruit trees, adding a touch of natural beauty to your surroundings.

The Area:
Albufeira is a vibrant coastal town known for its stunning beaches, lively nightlife, and charming old town. The area boasts a Mediterranean climate, with warm summers and mild winters, making it an ideal place to live year-round. Explore the picturesque beaches along the Algarve coastline or stroll through the historic streets filled with shops and restaurants. Albufeira offers a variety of outdoor activities, including water sports, hiking, and golfing. The town is also home to excellent schools and healthcare facilities, ensuring a high quality of life. Experience the perfect blend of relaxation and excitement in Albufeira.

Features:
- Air conditioning throughout the property for year-round comfort.
- Automatic irrigation system for hassle-free garden maintenance.
- Exceptional location in the heart of Albufeira, close to amenities and beaches.
- Rental income potential through short-term or long-term rentals.
- Beautiful pool and outdoor spaces for relaxation and entertainment.
- Fully fenced property with electric gates for added security.
- Spacious living areas and versatile basement for various uses.

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General details

- Year of construction: 2006
- Type: Detached
- View: Pool view, Urbanization view, Garden view
- Pool: Private pool
- Parking: Garage, Private parking space
- Outside area: Private garden, Terrace / Balcony, Roof terrace
- Water: Mains water
- Sewerage: Mains drainage

Interior details

- Heating : Airconditioning (heating + cooling) , Fireplace
- Warm water: Boiler (electric)
- Insulation: Double glazing
- Kitchen: Fully fitted
- Bathroom(s): Bath, Shower, Bidet
- Bedroom(s): Built-in wardrobes, Airconditioning, Access to terrace, En-suite bedroom(s)
- Extras: Alarm, Sliding doors, Shutters, Mosquito nets, Fibre optics
- Other areas: Pantry, Storage / utility room
- Lay-out: Ground floor, First floor, Basement
- Energy certificate: C

Exterior details

- Pool: Chlorine, Private, Pool shower
- Pool size: 8x4m2
- Outside area: Private garden, Fenced/walled terrain, Electric gate , Roof terrace, Terrace / balcony, Automatic irrigation
- Parking: Private parking space, Carport
- View: Pool view, Urbanization view, Garden view
- Sewerage: Mains drainage
- Water: Mains water
- Beach: 5 min. by car
- Golf course: 10 min. by car
- Supermarket: 5 min. walking
- Restaurant: 5 min. walking
- Health centre: 10 min. by car
- Airport: 45KM
- Ownership: Private ownership (On-shore)