



## Almancil - Villa



 <b>4</b>	 <b>6</b>	 <b>489</b>	 <b>1940</b>			<b>2 000 000 €</b>
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	Garage	Swimming Pool	(EUR €)

### Fonte Santa

At the final stages of construction this majestic villa has been built with all the high specifications and has everything that a family home needs. Not far from Almancil and Quarteira town centres this villa is perfectly located to all the local amenities, international schools and the beach. Provisional conclusion date – early 2024

The Villa is located in a very popular area in the Golden triangle, not far from Quinta do Lago and Vale do Lobo.

The entrance hall leads to the first bedroom which is ensuite and has views from the garden and pool. The living and dining room is also on the same floor as is the fully fitted and equipped kitchen and very spacious laundry room with all the equipment needed.



**Janaina**

918202825 <sup>2</sup> · 289392065 <sup>1</sup>

janaina@rosariobusch.com

**T +351 289392065 <sup>1</sup> · T +351 919212017 <sup>2</sup> · E info@rosariobusch.com**

**Buganvilla Plaza, Shop nº29 Quinta do Lago Algarve  
AMI 3824**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



You can go to the first floor by the stairs or if you prefer to use the lift that has been built in for convenience of the owners and their guests. The top floor has two en suite bedrooms plus another room which can be a walk in closet, office or another bedroom.

On the bottom floor there is over 100sqm of space and you can make a mult purpose room, cinema or games room. There is also an area that you can make a sauna or jacuzzi room. There is also another en-suite guest bedroom with natural light.

## Property specifications

Majestic entrance hall

4 bedrooms, each with built-in-wardrobes

6 bathrooms (4 en-suite) & 2 guest bathrooms

Elevator – Ottis (fits 4 to 6 people)

Spacious living & dining room with electric fireplace

Fully fitted and Bosch equipped open plan kitchen

Fully equipped laundry room

Air conditioning (Mitsubishi) and underfloor heating

Solar heating for water and electricity

Double glazing and electrical shutters

Heated swimming pool

Basement fit for cinema room/games room, optional sauna/jacuzzi room plus triple garage

Landscaped garden w/ automatic irrigation

## Property Features

- Heating
- Under floor heating
- Double Glazing
- Storage room
- Garden
- Roof terrace
- Lift
- Central location
- Terrace
- View: Garden View, Pool View
- Air conditioning
- Fireplace
- Games room
- Pool
- Barbeque
- Security alarm
- Walking distance to the beach
- Energetic certification: B
- Garage



**Janaina**

918202825 <sup>2</sup> · 289392065 <sup>1</sup>

janaina@rosariobusch.com

**T +351 289392065 <sup>1</sup> · T +351 919212017 <sup>2</sup> · E info@rosariobusch.com**

**Buganvilia Plaza, Shop nº29 Quinta do Lago Algarve  
AMI 3824**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)