



E&VID W-02VRXX

SAN ANTONIO — SAN MATEO

## Luxuriously restored finca with total seclusion

TOTAL SURFACE

approx. 524 m<sup>2</sup>

NUMBER OF BEDROOMS

5

PLOT SURFACE

approx. 19,970 m<sup>2</sup>

ASKING PRICE

€7,900,000





## Property Details

Total Surface

**approx. 524 m<sup>2</sup>**

Plot Surface

**approx. 19,970 m<sup>2</sup>**

Number of Bedrooms

**5**

Asking price

**€7,900,000**

Total Number of Bathrooms

**6**

Air-Condition

**Split Air-conditioned**

Heating

**Central Heating**

Fireplace



Independent Studio Flat



Year of construction

**1800**

Views

**Green View, Mountain View, Open View**

Total Number of Parking Bays

**10**

## Commission Text

Availability upon agreement.

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Taxes, notary and registry fees must be paid by purchaser, the commission to E&V paid by the seller as stipulated by Spanish regulations.



## Property Description

This extraordinary and authentic finca, dating back to 1800, is nestled in an absolutely tranquil area in idyllic San Mateo and is presented in excellent condition. The property has been lovingly and meticulously renovated to the highest standard, blending the traditional charm of an Ibicencan finca with the comfort and elegance of a modern luxury villa.

The main house offers three spacious bedrooms, each with an en-suite bathroom, as well as an additional bedroom with a private bathroom and independent access from outside. Furthermore, the finca features a generously sized, fully equipped fitness room. The ensemble is complemented by a completely independent guest or staff house. Several additional outbuildings add to the unique character of the property: a beautifully furnished yurt, a wooden guesthouse with bedroom, and another wooden cottage with sauna, outdoor shower, and freestanding bathtub – perfect for relaxing moments surrounded by nature.

The facilities leave nothing to be desired: a modern solar system, a private well, a lovingly maintained vegetable garden, and a chicken coop emphasize the property's self-sufficient and sustainable lifestyle. The beautifully terraced garden impresses with a spacious pool area, several sun terraces, an outdoor kitchen, and a large playground for children.

A carport, a state-of-the-art alarm system with 24-hour camera surveillance, and a generous rooftop terrace complete this exceptional offer. Inside, bright rooms, natural materials, and an open fireplace in the living area create a stylish, warm, and inviting atmosphere.

This finca is a true sanctuary – ideal for those seeking peace, privacy, and the authentic Ibiza lifestyle at its finest.





## Location Description

The village of San Mateo is located in the northwest of the island of Ibiza. It is located in the Albarca valley. The valley is characterized by its lemon and orange trees and almond fields.

The village is famous for its wines, as it is the largest area of

vineyards on the island. The centre of the village consists of the church (18th century), some bars and restaurants, a school and very few houses.





















































**ESCALA DE LA CALIFICACIÓN ENERGÉTICA**

Consumo de energía:  
kWh / m² año

Emisiones:  
kg CO<sub>2</sub> / m² año

<b>A</b> más eficiente		
<b>B</b>		
<b>C</b>		
<b>D</b>	<b>EN TRÁMITE</b>	
<b>E</b>		
<b>F</b>		
<b>G</b> menos eficiente		



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