



E&V ID W-030J60

SAN JOSÉ - CALA VADELLA

## Cozy mediterranean villa with open views

TOTAL SURFACE

approx. 232 m<sup>2</sup>

NUMBER OF BEDROOMS

5

PLOT SURFACE

approx. 520 m<sup>2</sup>

ASKING PRICE

€2,480,000



## Property Details

Total Surface  
approx. 232 m<sup>2</sup>

Asking price  
€2,480,000

Fireplace  
✓

Garden  
✓

Views  
Open View, Green View, Water View

Plot Surface  
approx. 520 m<sup>2</sup>

Total Number of Bathrooms  
5

Year of construction  
2006

Heating  
Electric Heating (Air-Condition)

Swimming-pool  
✓

Number of Bedrooms  
5

Air-Condition  
Split Air-conditioned

Flooring  
Laminate

Terrace  
✓

Guest toilet  
✓

## 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 beautiful Mediterranean villa is located in a quiet area of Cala Vadella. It was built in 2006 and has been continuously renovated since then – it is ready to move into and is waiting for new owners. On the ground floor, you will find three bedrooms, a cosy living room, a modern kitchen and the pool. Several outdoor areas and a bar invite you to linger and enjoy. From this level, you can already enjoy an impressive, unobstructed sea view.

On the first floor is the spacious master bedroom with its own en-suite bathroom and walk-in wardrobe. There is also an additional bedroom for staff on this floor, which is accessible via a separate entrance.

This villa is ideal for people who appreciate the cosy Mediterranean flair and want to use their home all year round.





## Location Description

This property is situated close to the charming Cala Moli, Cala Vadella and Cala Carbó. The area is known for having the most spectacular viewpoints in Ibiza, where one can witness unique sunsets facing Es Vedra. Along these picturesque coves, one can find restaurants serving exquisite paellas and fresh fish, some of

which boast the most impressive views of the island. Just 20 minutes from the airport and 25 minutes from Ibiza Town, this location also includes several local supermarkets. Furthermore, the town of San José, offering all necessary services, is just a brief 15minute drive away























**ESCALA DE LA CALIFICACIÓN ENERGÉTICA**

Consumo de energía  
kW h / 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>E</b>	182,9	51,6
<b>F</b>		
<b>G</b> menos eficiente		



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