



E&V ID: W-048W5G

SANT JOSEP - SA CALETA

## Renovated country house in central location

TOTAL SURFACE

~202 m<sup>2</sup>

NUMBER OF BEDROOMS

4

PLOT SURFACE

~1,726 m<sup>2</sup>

ASKING PRICE

€2,180,000



## Property Details

Total Surface

~202 m<sup>2</sup>

Asking price

€2,180,000

Fireplace



Independent Studio Flat



Swimming-pool, Alarm system



Plot Surface

~1,726 m<sup>2</sup>

Total Number of Bathrooms

3

Flooring

Epoxide Resin Floor

Total Number of Parking Bays

3

Barbecue, Garden irrigation



Number of Bedrooms

4

Air-Condition

Split Air-conditioned

Garden



Views

Green View

## 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 stylish country house, which has been extensively renovated with great attention to detail, combines traditional charm with modern living comfort. Nestled in a peaceful and idyllic setting, the property is situated in the immediate vicinity of the stunning beaches of Sa Caleta and Cala Jondal, whilst being just a ten-minute drive from Ibiza Town – a perfect blend of privacy and excellent transport links. The villa impresses with its spacious layout and bright, inviting atmosphere. The spacious living room features large windows offering magnificent views of the surrounding countryside and mountains. This area is ideal for relaxing or for social evenings with family and friends. The modern, fully equipped kitchen leaves nothing to be desired and blends harmoniously into the stylish overall design of the house.

The main house features three comfortable bedrooms, each with ample space and tasteful décor, as well as three modern bathrooms

that meet the highest standards. The property is complemented by a charming guest house, offering additional privacy. This comprises a cosy living room, an open-plan kitchen and a bedroom with an ensuite bathroom – ideal for guests or as a separate retreat.

The lovingly landscaped outdoor area is another highlight of this property. A well-maintained garden with Mediterranean plants surrounds the house, creating a relaxed, natural atmosphere. The spacious pool area invites you to cool off and linger on warm days while enjoying the unobstructed view of the surrounding countryside and mountains.

Thanks to its amenities and location, this villa is ideally suited both as an exclusive vacation home for the summer months and as a comfortable residence for longer stays or year-round living. An exceptional property that combines tranquility, style, and quality of life at the highest level.



## Location Description

Sa Caleta is located on the southern coast of Ibiza and is one of the island's quieter and more authentic areas. The region is known for its picturesque landscape, characterized by pine forests and red cliffs. The beach of the same name captivates visitors with its sheltered cove, crystal-clear water, and a relaxed, family-friendly atmosphere. In the immediate vicinity is the historic Phoenician Settlement of Sa Caleta, a UNESCO World Heritage Site that offers a unique cultural appeal. Despite its tranquil location, Ibiza Town is just a ten-minute

drive away and offers a wide variety of restaurants, shopping, and a vibrant nightlife. The popular Cala Jondal beach, with its exclusive beach clubs, is also just a few minutes away. The area is characterized by high-end villas and plenty of privacy, making it particularly popular with international buyers. Overall, Sa Caleta offers an ideal combination of nature, tranquility, and proximity to the island's hotspots.



















ESCALA DE LA CALIFICACIÓN ENERGÉTICA	Consumo de energía kW h / m <sup>2</sup> año	Emisiones kg CO <sub>2</sub> / m <sup>2</sup> año
<b>A</b> más eficiente		
<b>B</b>		
<b>C</b>		
<b>D</b>		
<b>E</b>		
<b>F</b>		
<b>G</b> menos eficiente	<b>264.9</b>	<b>77.6</b>

## Energy information

Energy Efficiency Rating

G

Air-Condition

Split Air-conditioned

## Important Notice

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