

## San Juan de la Rambla

Reference 107945



PORTA TENERIFE®  
Your home. Our passion.

## Exclusive detached villa in San Juan de la Rambla

constructed area:	394 m <sup>2</sup>	energy certificate:	f
plot area:	17.533 m <sup>2</sup>		
bedrooms:	6		
bathrooms:	5		
sea view:	✓	price:	€ 1,490,000.-



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### Details:

Situated in a privileged location only 250 metres above sea level in San Juan de la Rambla, this jewel of a house successfully combines great luxury, privacy and comfort. With uninterrupted views of the Atlantic Ocean, this impressive property stands on a plot of more than 17,000 sqm offering an oasis of tranquility in the picturesque coastal town.

Its living area of over 300 sqm is distributed over 2 levels and impresses with an architectural design combining rustic charm with a modern and functional style. Large window frontages in the main house allow the entry of ample natural light, with high traditional ceilings and spacious rooms.

Upon entering on the ground level a bright entrance area leads into the openly-designed living/dining area with a fireplace, and with direct access to a terrace providing breathtaking sea views. The adjacent kitchen accesses the barbecue area in the garden, offering ample storage space and ideal for cooking enthusiasts. On this level there is also a bedroom, currently used as an office, and a complete bathroom.

An open staircase leads to the upper floor with the master bedroom with en suite bathroom, a private sauna, and access to an extensive terrace, all making this area a true sanctuary of relaxation. There are also 2 further bedrooms and a bathroom and 3 terraces allowing both sun or shade to be enjoyed at any time of the day.

This exceptional property also has a separate apartment with a bedroom, a kitchen and a bathroom, and a completely independent studio, perfect for entertaining guests in total comfort and privacy.

The exterior area of the property includes a beautiful garden, additional areas and an outbuilding currently used as a workshop, which has an area of 25 sqm and which could be converted into a further apartment, or used for other possibilities.

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### Location & surrounding area:

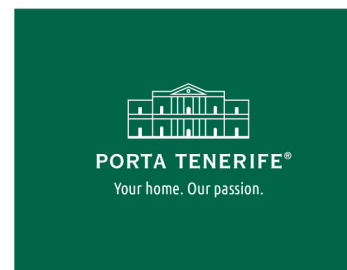
All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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Façade



Balcony with sea views



Garden



Garden



Entrance hall



Living area

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Living area



Dining area



Kitchen



Kitchen



One of 6 bedrooms



Bedroom

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Bedroom



Bedroom



Bedroom



Bathroom



The villa offers 5 bathrooms



Bathroom

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Study room



Living area guest apartment



Guest apartment



Beautiful views



Façade

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