Andaluz Homes
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Villa Apodaca

2-bed Villa in Chiclana de la Frontera

€ 740,000

Reference: C00907



Details

- 2 bedrooms
- 2 bathrooms
- Plot area: 1001sqm
- Constructed: 177sqm

Features

- Near the airport
- Near the beach
- Private Pool

Nearby

- 0.1km: Campano/San Andres Golf
- 2km: Several Restaurants

Stunning & modern luxury villa with private pool, gardens and golf views just 15 minutes drive from the nearest beach.

Villa Apodaca is a fabulous property located in the popular urbanisation close to San Andrés Golf on the outskirts of Chiclana de la Frontera. All amenities are close-by with a small selection of shops, restaurants and bars on the urbanisation and a quality golf course alongside.

The property is equidistant between the fabulous beaches of La Barrosa, Chiclana and Roche, Conil.

This villa was specifically designed and built by the current owners using high quality materials throughout to create a beautifully light and contemporary living space with a touch of luxury.

A brief walk-through description is as follows:-

Entrance into the villa leads to the open plan hallway with guest closet and stairs to the master suite to the left. Moving through you enter into the incredible living area with 3m ceilings and glazed wall along one side complete with 2 doors leading to the private swimming pool and various covered terraces, perfect for dining and relaxing outdoors. The living are consists of salon, dining area and modern open plan kitchen with large island and integrated appliances.

Returning to the hallway and to the right, you will find the guest suite with large double bedroom, walk-in wardrobe which continues through to the en-suite bathroom with large shower, basin and WC. There is also plumbing for the washing machine.

The stairs lead up to the incredible master suite with large double bedroom, walk-in wardobe and private balcony terrace. This is the perfect place to relax and take morning coffee, read a book or simply enjoy the views over the pool, gardens and out across the golf course nestled in the surrounding countryside. Note that the walk-in wardrobe could also be utilised as a third bedroom.

The en-suite comes complete with large soaker tub, walk-in shower, basin with vanity and WC. French doors give access to the terrace andthe pretty views which can also be enjoyed whilst relaxing in the bathtub.

Outside, the L-shaped property sits centrally in the plot. The 8x4m pool is neatly tucked into the L-shape south facing outdoor entertainment area with 2 lovely terraces offering shade and space in which to relax after a cooling dip.

The garden is mainly lawn offering any would-be buyer the opportunity to add their personal touch to the landscaping if desired. To the front of the property and to one side is a large hardstanding for parking several vehicles.

Additional features:-

Full hot/cold air-conditioning throughout the property.
Solar Power (PV) 10KW + lithium battery back up system.
Store room (housing the solar technical equipment)
Underfloor heating system
Heating/Cooling/Hot Water via moden heat pump.
High quality windows with electrically operated (remote controlled) aluminium roller shutters and insect screens.

Total constructed area approx: 177sqm
Total plot area approx: 1001sqm
Status: Urban
CEEE rating: B

Note: Whilst the property description and details provided are intended to be factually correct the accuracy of this information cannot be guaranteed and does not constitute an offer of contract. All properties are offered for sale unfurnished unless stated otherwise.

The advertised property marketing price is subject to standard Spanish Notary, Land Registry, Stamp Duty (ITP), Legal and Estate Agency Fees.

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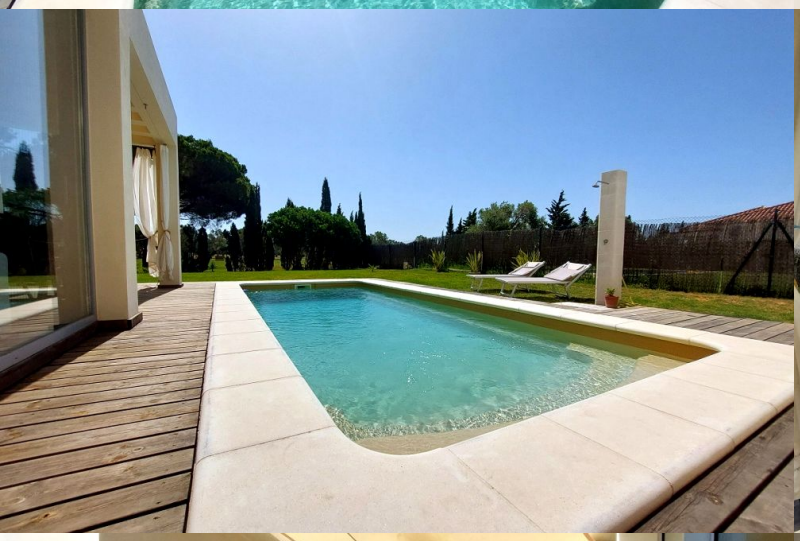
Villa Apodaca

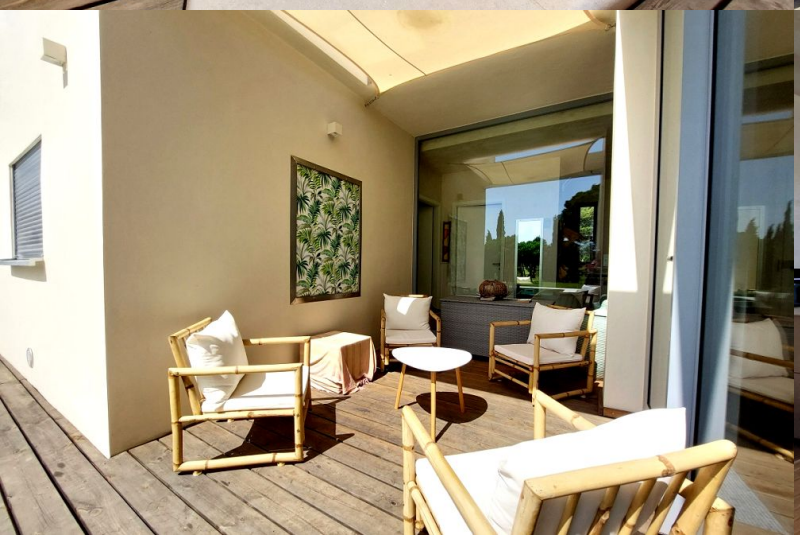
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