



Ref

**CB11-0014**


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**Ocean Villa 08 - Villa - 4 bedrooms  
Ponta Delgada, Ilha de São Miguel**



 4  
Bedroom(s)

 4  
Bathroom(s)

 328 sqm  
Gross Area

 426 sqm  
Plot Area

**1 596 000 €**

CB11-0014

AMI 9792

## Features

- Bathrooms (en-suite): 4
- Heating
- Washing machine
- Dishwashing machine
- Refrigerator
- Under floor heating
- Air conditioning
- Microwave
- Equipped kitchen
- Water heater
- Ceiling lights
- Kitchen: Hob, Oven, Fridge, Microwave, Dishwasher, Washing machine, Exhaust, Water heater, Combined
- Security cameras
- Cable TV Pre-Installation
- Pantry(s): 1
- Bedroom Hall: 1
- Toilet: 1
- Suite(s): 4
- Balconies: 63m2
- Central Heating
- Bathtub: 1
- Heat pump
- Thermal cut window frames
- Electric vehicle charging
- Combination Furniture
- Underfloor heating: Hydraulic
- Shower: 3
- Wardrobes: 4
- Garden
- Pool type: Private
- Pools
- Garden
- Proximity: Airport, Mountain, Beach, Golf course, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Access to the grounds
- Paved Access
- Playground
- Swimming pool: sim
- Communal Swimming Pool: Interior, Exterior
- Private Pool: Exterior
- Access to the grounds: Asphalt
- Solar Exposure of the Land : All day long
- Terrain Orientation : South
- Type of Terrain (Slope): Smooth
- Kitchen
- Distance from the Sea: 900m
- Balcony (m2): 63
- Living rooms(s): 1
- Video surveillance
- Reduced Mobility Access
- Orientation: Exterior
- Internet connection available
- Wi-Fi connection
- Gym
- Central location
- Terrace
- Garage
- Telephone
- Extractor Fan
- Solar Hot Water
- 24 hr Security
- Thermal acoustic window frames
- Sealed land area
- Domotics
- WC for visitors
- Accessibility/proximity: Museums, Bus, Airport 30m, Commercial areas, Restaurants, City nearby, Mountain, Touristic areas, Ruins with touristic views, Marina, Bicycle path, Beach at 5m
- High Security Door
- Solar orientation: North, South
- Water: Main grid
- Electricity: Main grid
- Fully fenced
- Number of floors: 2
- Cleaning service
- Private condominium
- Communal parking
- Solar system
- Views: Sea View, Countryside views, Mountain views, City view, Urbanization view, Garden view
- Video entry system
- Satellite TV
- Reception
- Double glazing
- Electric garage gate
- Open plan living area
- Pantry
- Main drainage
- Ceilings: Pladur C / embedded iluminação
- Parking places
- Parking place type: Interior
- Wide Range of Services
- Bike rack
- Switchboard
- Closed loop
- Drainage
- Solar Exposure of the Land
- Start of construction: 2025
- Horizontal Property
- Security: 24h
- Building: Exterior
- Garage: 2
- Solar Orientation: North/South
- Balcony Area: 63

## Ocean Villa 08 - Villa - 4 bedrooms

Cozy design villa, harmoniously integrated into the stunning beauty of the island of São Miguel. Large windows and terraces offer stunning views of the Azores. Natural light and cool ocean breezes make the place unique.

The social spaces were designed to reflect the Azorean community spirit with the purpose of promoting new friendships and ways of living for its residents.

4 Bedroom Villa, 4 Suites + 1 WC + Office + Private Heated Pool  
Private Private Garage  
South solar orientation  
Sea view  
Luxury finishes