



Welcome HOME - since 1992

**RUSSELL & DECOZ**  
REAL ESTATE

Established in 1992 Moncarapacho, Algarve - Portugal  
AMI: 870

4 bedroom detached Villa / home with pool, garage, gardens and sea views.



4



5



244,00 m<sup>2</sup>



4800,00 m<sup>2</sup>



CLASSE ENERGETICA

**830 000 €**

**Luz De Tavira E Santo Estêvão**

**HOME2006V**



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## HOME2006V

Welcome Home. Just on the market a lovely 4 bedroom family home in the countryside, enjoy the calming influence of the sitting room that extends into an equally inviting outside lounge area on the south facing terrace. Spacious and beautifully presented.

The perfect base for your family, work from home in the only house in the area with a super fast fibre optic internet connection, enjoy the views and outside space, the pool and the roof terrace in this perfectly maintained and presented home. Well constructed in 2007 and recently overhauled with a complete new air conditioning / heating system, an attractive and powerful new wood burner in the sitting room, water in abundance from a new 160m deep borehole and remote controlled lighting inside and outside are amongst the recent upgrades to the property. Move from room to room and don't miss a beat as the new all round sound system fills the house with your favourite sounds, put your green fingers to the test in your private 5800m2 plot with a new irrigation system. This is a dream property and you need to see it.

Available only with Russell & Decoz we are delighted to bring this property to the market for you.

## Features

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- Air conditioning
- Construction year: 2007
- Offshore Jurisdiction: 2018
- Electricity: Mains - 3 phase
- Sewage: Septic tank & soak away
- Construction overview: Tiled floors, Double brick, Thermal insulated walls, Concrete roof, Aluminium units, Double glazing, Ring beam system, Fly screens
- Heating: Electric, Wall, Wood burner
- Kitchen: Fitted & equipped
- Parking: Off street, Double garage, Paved driveway
- Security / alarms: Smoke detection, Video entrance, Manual shutters
- Extras: All round sound
- Outside space: Pergola, Terrace, Covered terrace, Balcony, Roof terrace
- Pool details: Inground, Tiled, Chlorine, Under water lights, Exterior pool
- Location / access: Elevated, Not overlooked, Neighbours but at good distance, In hamlet, In the countryside, Good access
- Garden details: Bar-B-Q, Irrigated - Automatic, Garden shed, Garden lights
- Fireplace
- Private ownership
- Rates: 968.46
- Water: Borehole, Cistern, Private supply
- Communications: Wi-fi, Internet
- House water heating: Electricity, Solar
- Air conditioning: Split units, Reversible
- Internal storage: Coat Closet, Wardrobes - fitted, Utility room
- Furniture: White goods
- Garden
- Proximity: Shopping, Open field
- Pool
- Pool size: 8 x 4
- Airport: 35 mins in the car
- Views: Country views, Garden, Distant sea views



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