



Charming 3-bedroom villa with pool and beautifully designed garden. The villa is in one level and totally modernized in 2011. Comprising of a lovely, fully equipped kitchen, spacious living room with wood burner, dining room, hallway, three bedrooms and three modern bathrooms, one of which is en-suite. There is direct access to the terraces throughout the villa. The villa is in immaculate condition and there is air conditioning in the rooms and the living room, as well as electric blinds and insect nets. The lovely roof-terrace overlooks the area, and there are two storage rooms outside, one on the terrace and one by the main entrance. This property is distinguished by its stylish details, luminosity and practical layout and is extremely well kept both inside as well as outside.

Located in a very calm area of Clube Albufeira, which is a well known resort located 5 min. from Albufeira. There is reception service, security, mini-market, laundry, mini-golf and large pool areas etc.

Condominium fee: €1.180/ year and IMI-tax €540/ year.

Selling price : € 595 000

Charges : Consult us

Fees : Consult us

Condition : In good condition

Living space : 187 m<sup>2</sup>

Land space : 883 m<sup>2</sup>

Number of bedrooms : 3

Number of floors : 1

Number of bathrooms : 3

### **Amenities :**

- Terrace
- Close To Beach
- Parking place
- Air conditioning
- Garden
- Swimming pool
- Barn / Salvage
- Fire place
- Energy Certificate

### **Address :**

Clube Albufeira Lt. 35,  
8200-397 ALBUFEIRA

<http://boligportugal.dk/en/algarve-property/360?format=pdf>