

Modern luxury villa with two independent guesthouses for sale, Ibiza - Modern luxury villa with two independent guesthouses for rent, Ibiza - Roca Llisa



## Overview

<b>Building surface:</b>	515 m <sup>2</sup>
<b>Plot of land:</b>	980 m <sup>2</sup>
<b>Distribution:</b>	5 Bed rooms, 5 Bathrooms
<b>Ref.-No.:</b>	1664
<b>Price:</b>	on request
<b>Location:</b>	Roca Llisa
<b>View:</b>	Sea view, Country view, Modern, Gated Community, Nice Sea View

## Location



## Description

This modern luxury villa with two independent guesthouses is located in the exclusive, guarded urbanization of Roca Llisa, offering peace, privacy, and spectacular views of the Mediterranean Sea. Situated near Ibiza's only golf course, this property provides convenient access to the greens for golf enthusiasts, while the nearby acclaimed restaurant Roca offers exceptional dining experiences within moments of the villa.

The main house features three spacious bedrooms, each with its own en-suite bathroom, designed with elegance and comfort in mind. Additionally, the property includes two separate guesthouses, each offering a large double bed, a private bathroom, a fully equipped kitchen, and a cozy living room. These guest accommodations ensure privacy and convenience for visitors, making the villa ideal for hosting family and friends.

The villa is equipped with state-of-the-art amenities, ensuring comfort and modern convenience. A detached Bulthaup kitchen is a highlight of the main house, providing a sophisticated space for culinary enthusiasts. The living and pool areas feature a premium Bose sound system with Apple AirPlay integration, perfect for entertaining or relaxing to your favorite music. For film lovers, a home theater adds to the villa's luxurious entertainment options.

Outdoor spaces are designed to maximize enjoyment of Ibiza's idyllic climate. The infinity pool, equipped with colored LED lighting, provides a serene focal point, complemented by Gandia Blasco outdoor furniture that enhances the aesthetic appeal. Covered parking for two vehicles, along with an emergency exit and fire alarm system, ensures safety and practicality.

Additional features include central heating, air conditioning, SAT-TV in all rooms, and high-speed WiFi (10 Mbit) for seamless connectivity. A washroom adds convenience, while an osmosis water treatment system with a 1,500-liter drinking water storage and a decalcification system ensure high-quality water throughout the property. The villa also includes five safes for secure storage.

Roca Llisa's tranquil environment, coupled with its proximity to the golf course and the renowned restaurant Roca, makes this property an exceptional choice for those seeking a luxurious retreat. Whether enjoying the villa's infinity pool, hosting guests in the independent guesthouses, or savoring the stunning sea views from its peaceful terraces, this modern villa offers the ultimate in comfort, style, and convenience.

Available for sale, this villa represents an unparalleled opportunity to own a piece of Ibiza's most exclusive real estate, where natural beauty and modern living coexist harmoniously.

### Key issues :

- Central heating
- Detached Bulthaup kitchen
- Emergency exit
- Fire alarm
- hairdryer
- towels

- Home theater
- Infinity pool with colored LED lights
- Living room and pool area with Bose sound system and Apple AirPlay
- air conditioner
- washroom
- SAT-TV in all rooms
- Wifi Highspeed (10 Mbit)
- 2 covered parking spaces
- Osmosis system for water treatment (1,500 liters of drinking water storage)
- 2 independent guest houses
- decalcification
- 5 safes
- Gandia Blasco Outdoor Furniture

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