

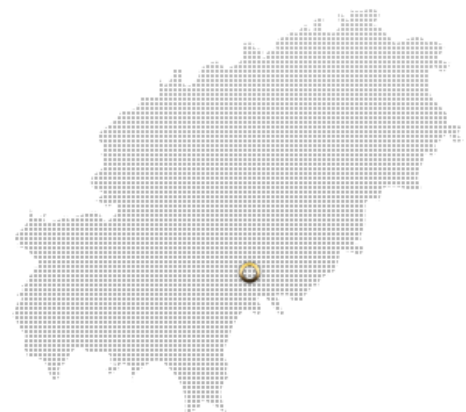
Renovated 500-Year-Old Eco-Luxury Finca with rental license for Sale Near Ibiza  
Town for sale, Ibiza - Puig d'en Valls



## Overview

<b>Building surface:</b>	760 m <sup>2</sup>
<b>Plot of land:</b>	3,336 m <sup>2</sup>
<b>Distribution:</b>	8 Bed rooms, 8 Bathrooms
<b>Ref.-No.:</b>	2319
<b>Price:</b>	6,900,000.00 €
<b>Location:</b>	Puig d'en Valls
<b>View:</b>	Country view, Finca & Blakstad

## Location



## Description

### The surroundings

This beautiful eco-friendly finca offers ultimate peace, space and privacy with an impressive amount of 8 bedrooms divided over the main house, including 4 independent guest houses. This villa is ideally located since it only takes 10 minutes to reach Ibiza Town, Santa Gertrudis and San Rafael. With these towns closeby, the property's location offers easy access to all daily amenities including supermarkets, restaurants, bars, shops and schools. A wide array of beaches can be found within close proximity as well. Find the beautiful wide sandy beach of Talamanca on just a 10-minute drive or escape into nature at one of the many pristine beaches such as Cala Olivera, just 20 minutes away. This property faces south and offers expansive views of the countryside, perfect for a serene living experience. Due to the significant size of the property and its plot, this home is perfect for a large family who loves nature and is seeking tranquility while still being close to the hotspots of the island.

### The finca

This exquisite renovated 8-bedroom finca is an authentic Balearic dream home. Originally built in 1532, the property combines rustic charm with modern luxury, situated on a plot of 3,336m<sup>2</sup> with a total built area of 701m<sup>2</sup>. The main living area covers no less than 350m<sup>2</sup> and welcomes you with a large enclosed porch that exudes atmosphere and comfort. On the ground floor you will find several areas, including the main living room on the right side of the main entrance. This room can be accessed through a separate door, which enhances privacy. This living room is very spacious, modern and offers a new, fully equipped kitchen and a cozy porch, in addition to a private ensuite bedroom. When walking straight ahead from the main entrance, you enter another elegant, open living room, which also serves as an inviting entrance hall. This space connects four suites, ideal as self-contained accommodations for your loved ones, family or friends.

Further on, you will find a country kitchen and a separate dining room, which connects to the living room. The first independent suite is located on the ground floor and has its own entrance through a separate door. This suite includes two boho-chic bedrooms and one shared bathroom. Both bedrooms have access to the lush garden and pool area. On the first floor you will find the second suite, complete with its own living room and kitchenette. This bedroom has beautiful high ceilings with "sabina" wood beams and antique tile floors. The spacious ensuite bathroom is equipped with a bathtub and separate rain shower.

From the bedroom you have direct access to a private terrace with breathtaking views of the surrounding nature and the swimming pool. The third and fourth suites are situated on the ground floor and each has a private entrance as well. Both feature a cozy living room, a fully equipped kitchen with dining area, and 1 or 2 bedrooms with a separate bathroom. Each guest house offers a private terrace with comfortable seating, both sunny and shady, for ultimate comfort and privacy for you and your guests. This breathtaking finca is not only beautiful but also environmentally friendly, thanks to 40 solar panels and two SolarEdge batteries that provide sustainable energy supply.

The property is connected to the electricity grid, receives water from a neighbor's well and has two cisterns for rainwater harvesting. Each room has new Mitsubishi air conditioners for individual comfort, and the living room has a heat pump for both heating and cooling, supplemented by underfloor heating. For extra warmth, there is a wood-burning stove and two fireplaces. Finally, the finca has a separate laundry room for added convenience

### The outdoor spaces

The exterior of this exquisite property is surrounded by stunning gardens and an open countryside that harmonize with the historic architecture of the original finca. A peaceful vegetable garden and parklike

garden provide plenty of opportunities for outdoor activities to entertain adults, children and possible pets. The property also features a 60m<sup>2</sup> swimming pool with an adjacent sun terrace, in addition to several outdoor seating areas, perfect for soaking up the Mediterranean sun or relaxing in the shade. The outdoor areas cover an impressive 115m<sup>2</sup> of inviting terraces. An automatic garden irrigation system keeps the vegetation well hydrated and a perfectly planned lighting design enhances the beauty of the outdoor areas. Access to the property is largely via an asphalt road, with the final 400 meters on a scenic sandy road. Enter the property through an electric gate, ensuring both privacy and security. There is ample on-site parking, with parking space for up to five vehicles. This finca offers a perfect mix of Balearic authenticity, bohemian chic charm and modern convenience, all within close proximity to the island's hotspots.

## Highlights

- 500 years old but completely renovated finca
- Very big living area's
- 4 independent suites
- 2 cisternas of 130.000 litres
- Shared well
- 40 solar panels and 2 battery's
- Heat pump for central heating, cooling and underfloor heating
- Completely landscaped huge garden with a lot of fruit trees
- Beautiful pool area
- Close to Jesús, Ibiza Town and San Rafael
- 2 living rooms
- 2 kitchens in the main house