

# Prestigious Luxury Villa in Roca Llista directly on the Golf Course of Ibiza for sale

BEDROOMS 5 BATHROOMS 5 AREA 377m2



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Exclusive villa ready to move in, located in a private urbanisation. The property is characterised not only by its security and exclusivity, but also by its harmony with its surroundings.

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This magnificent, newly constructed luxury villa, beautifully nestled in the prestigious gated community of Roca Llista, directly on the Ibiza Golf Course. Boasting a prime south-east orientation and a sprawling living space of approximately 378 m<sup>2</sup>, this sanctuary promises peace, privacy, and security at every turn.

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Property Highlights:

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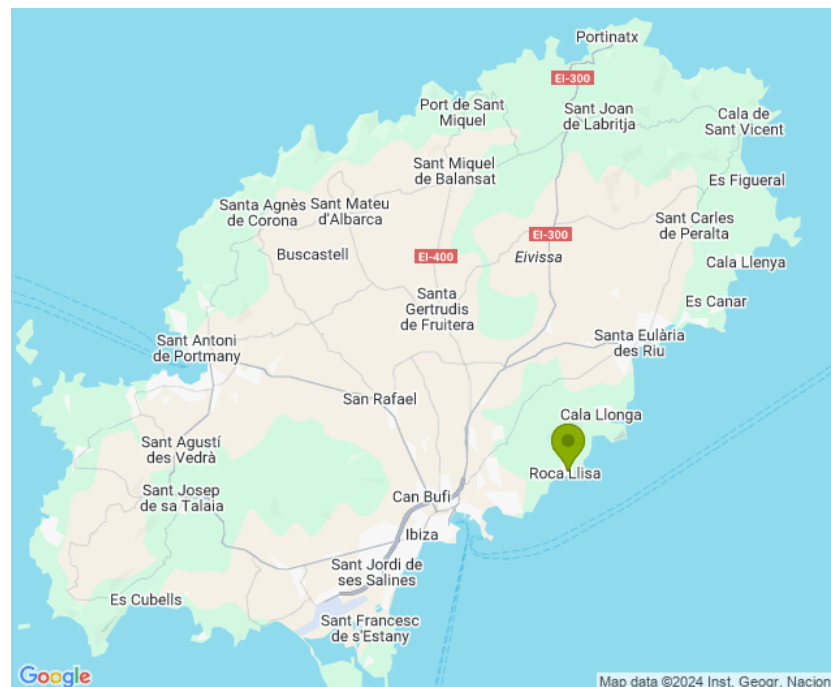
**Luxurious New Build:** Immerse yourself in the opulence of this newly constructed villa, designed to perfection.

**South-East Orientation:** Wake up to the gentle embrace of the morning sun, thanks to the villa's ideal orientation.

**Spacious Living:** Enjoy the vast 378 m<sup>2</sup> of living space on an impressive 1,500 m<sup>2</sup> plot.

**Gated Community:** Find solace in the exclusive confines of a gated community, ensuring your tranquility.

**Bedrooms and Bathrooms:** This villa offers 5



spacious bedrooms, 5 stylishly furnished bathrooms, including 3 en-suite and 2 separate bathrooms.&#xD;

Phenomenal Roof Terrace: An awe-inspiring rooftop sanctuary with a pool and 360-degree views.&#xD;

Lush Garden: A beautifully landscaped garden with a chill-out lounge for serene relaxation.&#xD;

Elegant Driveway: A meticulously paved driveway with ample parking spaces.&#xD;

Unrivaled Privacy: No direct neighbors for your ultimate feel-good atmosphere.&#xD;

Breathtaking Views: Admire beautiful sunrises and sunsets through the many floor-to-ceiling window fronts.&#xD;

Designer Elements: Bathroom fixtures by "NUOVVO" and a designer kitchen with high-quality "MIELE" appliances.&#xD;

Luxurious Touches: Natural stone tiles, a large upper-floor terrace of approximately 18 m<sup>2</sup>, and spacious terrace areas on all levels.&#xD;

Grand Entrance: Greet guests with a noble entrance door that exudes sophistication.&#xD;

Dual Pools: Revel in the luxury of two pools, one in the garden and another on the rooftop terrace.&#xD;

Chill-Out Areas: Find your Zen in multiple chill-out areas throughout the property.&#xD;

Fine Materials: Experience the highest quality with wood and natural stone finishes.&#xD;

Smart Home Technology: Benefit from pre-installed smart home systems for ultimate convenience.&#xD;

Climate Control: Enjoy an air heat pump, underfloor heating, and individual room-controllable air conditioning, both hot and cold.&#xD;

First-Class Gated Community: Part of one of Ibiza's most exclusive luxury residential complexes with security services.&#xD;

Panoramic Views: Unobstructed panoramic views of the sea and mountains create a breathtaking

backdrop.&#xD;

Ideal Location: Located on the east coast of Ibiza, far from mass tourism, surrounded by nature and beauty.&#xD;

Perfect for All: Whether you're seeking a first or second home, this is the ideal place for rest and relaxation.&#xD;

Convenient Amenities: Benefit from a good infrastructure with nearby restaurants, bars, and nautical clubs.&#xD;

Close to the Beach: The nearest beach, Cala Olivera, is just a stone's throw away.&#xD;

Golf Enthusiasts' Paradise: Enjoy access to two golf courses, Golf de Ibiza (18 holes) & Golf de Roca Llisa (9 holes).&#xD;

Accessible Location: Only about 15 minutes from Ibiza Town, Santa Eul&#xE0;ria des Riu, and the airport.&#xD;

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Authentically styled villa, impeccably designed to complement its prestigious private urbanization. This exclusive property respects and blends into the serene natural environment that surrounds it.&#xD;

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Prestigious Luxury Villa in Roca Llisa directly on the Golf Course of Ibiza to buy

## Features

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- Garden
- Air conditioning
- Bath
- Garage
- Private parking
- Television
- Washing machine
- High Speed Internet
- Pool
- Barbecue
- Fireplace
- Oven
- Stereo
- Tennis in residence
- Alarm
- Safe

