

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

BEDROOMS 5 BATHROOMS 5 AREA 377m<sup>2</sup>



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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.

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.

## Property

## Highlights:

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

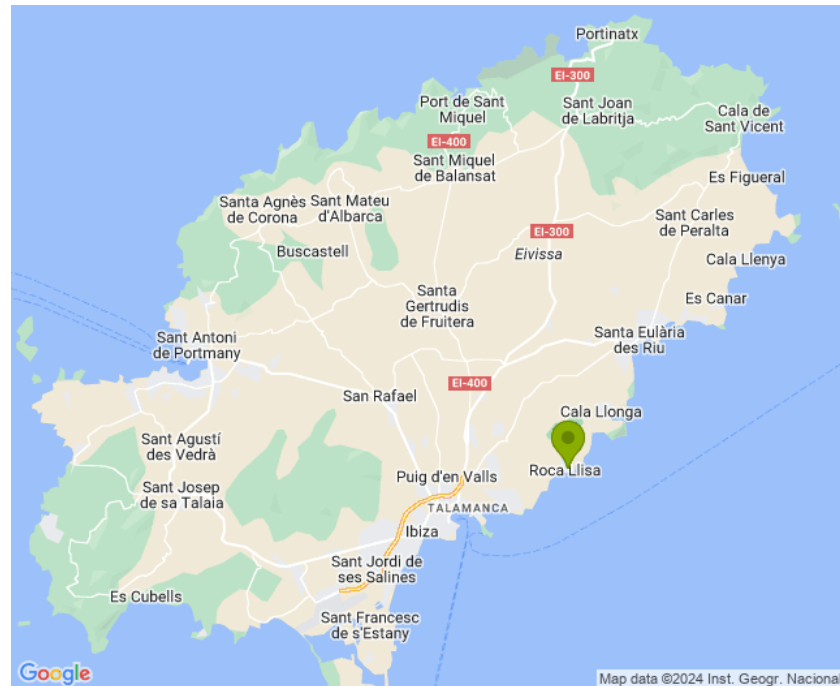
**South-East Orientation:** Wake up to the gentle embrace of the morning sun, thanks to the villa's ideal orientation.

**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.

**Phenomenal Roof Terrace:** An awe-inspiring rooftop sanctuary with a pool and 360-degree views.



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

Elegant Driveway: A meticulously paved driveway with ample parking spaces.

Unrivaled Privacy: No direct neighbors for your ultimate feel-good atmosphere.

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

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

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

Grand Entrance: Greet guests with a noble entrance door that exudes sophistication.

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

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

Fine Materials: Experience the highest quality with wood and natural stone finishes.

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

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

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

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

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

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

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

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

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

Accessible Location: Only about 15 minutes from Ibiza Town, Santa Eulària des Riu, and the airport.

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.

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



