### Overview

This Ibizan style villa, divided into 3 separate areas each accessed via a private entrance, is contemporary, bright and airy and has been designed with maximum comfort in mind, offering air conditioning throughout and en-suite facilities in each bedroom.

The vast plot is situated in a quiet and secluded residential area, within a 15 minute drive of the beaches of the west coast. San Jose village, with all its bars, restaurants and shops is just a few minutes by car. You are also just a 20 minute drive from Ibiza Town.

### **Facilities**







## **Interior & Grounds**

#### Main House

- Bright and contemporary living area equipped with satellite TV, Wi-Fi, DVD player, Playstation and stereo. Large windows overlook the pool with the beautiful Mediterranean Sea in the distance. The fireplace is a nice touch for cosy evenings in over the winter

- Adjoining dining area for up to 10 people
- Kitchen with handy breakfast bar, fully equipped with gas hobs, oven, fridge, dishwasher, Nespresso coffee machine
- Separate laundry with washing machine, dryer and freezer
- Guest toilet

- 2 double bedrooms, both with queen size bed and en-suite bathroom with bath

- Double bedroom with queen size bed and en-suite bathroom with shower
- The main house has direct access to the terrace and pool

#### **Independent Apartment**

- Accessed via an outdoor staircase
- Comfortable lounge with air conditioning
- Cosy kitchen with ceramic hobs, microwave, fridge and small dining table
- Guest toilet
- Double bedroom with queen size bed and en-suite bathroom with shower

#### Independent Bedroom

- Accessed via private entrance from the outside
- Double bedroom with air conditioning and en-suite bathroom with shower

#### Amenities

- International satellite TV
- DVD player and Playstation
- WI-FI
- Air conditioning throughout
- Vault room
- High chair
- Baby cot (€10 per day)
- Extra beds (if needed) cost an additional €20 per day
- Extra services such as cleaning, laundry, catering, babysitting, transfers and boat trips are all available on request

#### **Outside Grounds**









- Entrance porch

- Kidney shaped swimming pool with spacious terrace, comfortably furnished

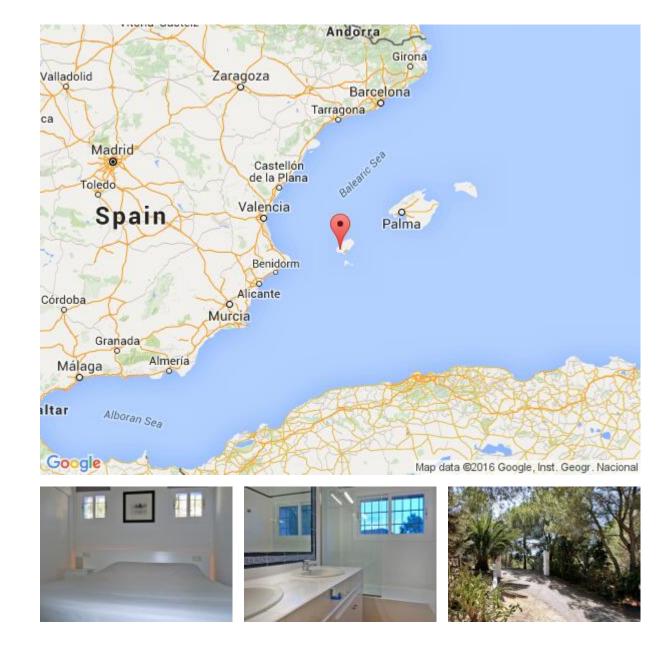
with sun loungers and umbrellas, all with fantastic views over the beautiful surrounding landscape

- Barbecue and outdoor dining table for 8 people
- Uncovered parking for 3-4 cars

## **Location & Local Information**

You'll be close to everything Ibiza has to offer, from a range of beautiful beaches to some of the best nightlife the Mediterranean has to offer. Strike out an explore every facet of Ibiza from your villa, whether you're looking to let your hair down on the dancefloor or discover the island's natural beauty further inland.

Thanks to Ibiza's popularity, you'll also never be far away from amenities, whether you're looking for some retail therapy, need to pick up some tanning lotion, fancy a bite to eat or just want to relax with a drink in the beautiful Balearic climate.



# **Terms & Conditions**

- Security deposit: €2000
- Arrival time: All the arrivals must occur between 4.00 p.m and 8.00 p.m.
- Departure time: Before 10.00 a.m.
- Energy costs included?: Yes
- Linen & towels included?: Yes
- Changeover day: Saturday
- End of stay cleaning included?: Extra charge of 200 euros for leaving the villa dirty
- Property manager levy?: €30
- Heating costs included?: Yes
- Other Ts and Cs: Laundry service provided for €15 + Tax per hour