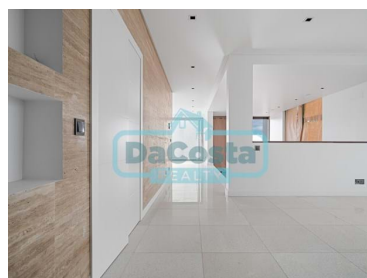




## Gaula - Villa



 <b>3</b>	 <b>4</b>	 <b>368,65</b>	 <b>540</b>			<b>735 000 €</b>
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	Garage	Swimming Pool	(EUR €)

### Contemporary style 3 bedroom villa

We present this novelty on the market in EXCLUSIVE!

FANTASTIC 3 bedroom villa "New", located in the downtown area of Gaula in Santa Cruz, which despite being built in 2013 has never been used!

House built to the owner's taste without looking at costs, with all the details, technologies and top quality existing in 2012/2013, having been used as a floor finish with natural stone, on the outside, interior, wall capping, interior/exterior wall covering, you can easily understand the quality and refinement of this house.

The villa is developed on 3 floors, with floor -1 being a garage for several cars in which the floor is natural schist, technical pool room (without equipment), watering water for plants and garden in the



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surroundings with tank with rainwater collection and programmed irrigation, sanitary water heating with forced circulation solar system of 300liters, central expirator; It also has a toilet and access to the interior by staircase and to the exterior to the solarium and swimming pool area.

Ground floor is equipped with central expiration, ambient sound, pre-installation of air conditioning, electric shutters; It has two large and connected rooms, with good shop windows and balcony with south/west views, spacious and super well equipped kitchen, equipped laundry with access to the back of the house, social support toilet, entrance hall and staircase to the basement and 1st floor.

On the 1st floor, the bedrooms are developed, being a suite with generous bathroom and closet, sea view, 2 large bedrooms with a ceiling height of more than 3 meters, sanitary installation to support the bedrooms and staircase to the terrace.

The villa is in new condition, has pre-installation of water, sewage and electricity in an area conducive to the placement of a steakhouse, at the back of the property, it can be delivered with the pool equipment, because for the sole reason the owner never decided to return from abroad it was not equipped, as well as the air conditioning that was also not installed.

Come and see it in person, contact us to feel the fantastic quality of this villa that could be the home you are looking for.

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## Property Features

- Washing machine
- Central vacuum system
- Walk-in wardrobe
- Solar panels pre installation
- Proximity: Airport, Beach, Shopping, Restaurants, City, Pharmacy, Public Transport, Schools
- Terrace
- Built year: 2013
- Laundry
- Basement
- Views: Sea views, City view, Pool view, Urbanization view
- Security alarm
- Electric shutters
- Automatic irrigation
- Main drainage
- Quiet Location
- Central location
- Irrigation System
- Security door
- Solar orientation: South
- Balcony
- Dishwashing machine
- Equipped kitchen
- Air conditioning pre installation
- Pool
- Garden
- Garage
- Floors: 3
- Drive way
- Storage / utility room
- Video entry system
- Double glazing
- Electric garage gate
- Pantry
- Walking distance to beach
- Central music system
- Solar heating
- Sealed land area
- Energetic certification: B-
- Mains water

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