



**4.350.000€**

**SPECTACULAR RECENTLY BUILT VILLA AT THE FOOT OF LA CALA DE LOS ALEMANES**

REFERENCE	Bedrooms	Toilets	M²	M² PLOT
000793	6	6	558.44	1034.00

Exclusive villa, recently built, for sale in La Cala de los Alemanes, Atlanterra, Tarifa, a gem located in the second line of the beach, just 200 meters from the beach, with unparalleled views of the sea and the Camarinal Lighthouse.

On a plot of 1,034 m2 with a house surface of 484 m2, designed to comfortably accommodate 10 to 12 people, with an impressive saltwater pool (15\*3 m), a large garden surrounding the entire villa, and a barbecue. Fully equipped in detail, of natural style, with an elevator that goes from the basement to the first floor.

A comfortable and functional construction, where on the Main Floor there is a spacious and bright living-dining room, with direct access to a cozy porch and the pool area, a living room equipped with TV and a sofa bed, a fully equipped kitchen with access to a rear terrace with outdoor furniture, ideal for outdoor dining. In addition to a full bathroom with shower, which serves the entire floor.

On the First Floor, there are 4 bedrooms, two of them with double beds and spectacular sea views, and a large terrace along the entire facade, and two other bedrooms with single beds and views of the garden and the mountain. All bedrooms have ensuite bathrooms with showers. In the rooftop area, there is an outdoor Jacuzzi from where you can enjoy views of the sea and the mountain.

The Basement has a large covered garage, with capacity for 4 vehicles, a laundry area, built-in closets, and an additional bedroom with a sofa bed, a bathroom with shower, and access to an English courtyard. Located between the sea and the mountain, this villa is integrated into a natural environment of peace and tranquility.

In accordance with the provisions of Decree 218/2005, of October 11, the client is informed that notary, registry, property transfer tax, and other possible expenses related to the sale are not included in the price.

TERRACE	A.C	GARAGE	STORAGE ROOM
Yes	Yes	Yes	No
POOL	GARDEN	FIREPLACE	HEATING
Yes	Yes	No	Yes