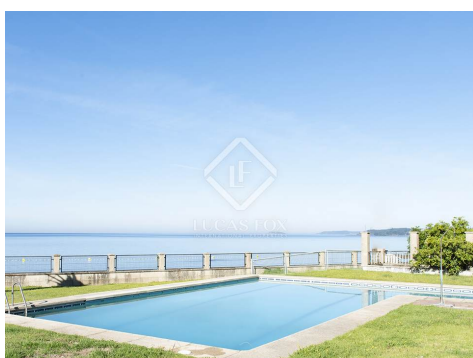


Price on request House / Villa - Sold

Large oceanside villa with a large plot for sale in Areas-Sanxenxo, Pontevedra

Spain » Galicia » Pontevedra » 36966

6	8	777m²	5,165m²
Bedrooms	Bathrooms	Floorplan	Plot size



Contact us today for more information or to arrange a viewing

+34 886 908 295 • vigo@lucasfox.es • lucasfox.com • Calle Velazquez Moreno 17, Planta 2, Vigo, Spain

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OVERVIEW

Oceanside villa with stunning views, fantastic location and potential to convert the large private plot into 5 separate plots or renovate the main villa into a standout property.

We find this extraordinary villa very well situated in the beachside town of Areas-Sanxenxo in Pontevedra.

Currently, there is a sizeable four-storey villa measuring a total of 777 sqm. The property, built in the early 1990s, offers good potential for a family or developer to turn it into a suburb oceanside property or various properties.

The villa and all interior areas face southeast and benefit from abundant sunlight and views.

We find the grand entrance hall on the main floor, which distributes the property into the living and bedroom areas. The interiors are finished with very well-kept mahogany oak flooring, well-kept marble and stone and imported materials and finishes from South America.

The main floor offers the large dining room with a large all stone wood-burning fireplace. The kitchen diner has been finished with excellent carpentry and good appliances, the lounge area, the living room with access to a lovely terrace and a guest toilet.

There is a large en-suite master bedroom on the first floor with an exterior terrace facing the sea, two other en-suite bedrooms and office/study area, bathroom, and another bedroom.

On the top floor, we have a small lounge/games room currently, a well-built bar, a bedroom and a bathroom, this area also features a fireplace and vaulted wooden ceilings. Ideal space for guests to stay.

The ground floor also features lots of well-used space, for example, a summer dining area with a kitchen and barbecue section, the wine cellar, service bedroom, utility room, and a garage for one car.

Stepping outside, we find a perfect size pool and private beach access. The land features lovely fruit trees, palm trees and a dog kennel.



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Sea views, Mountain views, Terrace, Swimming Pool, Garden, Jacuzzi, Private garage, Wooden flooring, Natural light, Marble flooring, Parking, Well, Views, Utility room, Transport nearby, To renovate, Storage room, Service entrance, Playroom, Playground, Heating, Fireplace, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Barbecue, Balcony, Alarm

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The property measures a total of 5.165 sqm, offering five separate plots subdivided and approved by the town hall to convert into five seaside villas. The plots have been divided and registered by the town hall. The development of the four villas would need to be approved with a project presented. Each plot would measure between 500-800 sqm.

This being an oceanside property, local planning regulations prevent the property from being demolished, though it is possible to upgrade all the built areas to today's contemporary style.

This property can be suitable for a large family or property developer to convert the land into a standout property in the region or convert 4-5 fantastic seaside villas.

Information on the property will be provided to potential candidates with the condition of signing a non-disclosure agreement. Please contact Lucas Fox for further details.

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