

# Hamptons

INTERNATIONAL



**Eivissa / Ibiza, Santa Eulària des Riu, Nuestra Señora de Jesús, Jesus Eivissa / Ibiza, Santa Eulària des Riu,  
Nuestra Señora de Jesús, Jesus Eivissa / Ibiza, Santa Eulària des Riu**

4 

**£2,730,000**

**(€3,200,000)**







## Property details



### Key features

- Special Program: Global Luxury

### Attributes

-  Swimming pool
-  Near to beach
-  Private parking
-  Garden
-  Commercial
-  Refurbished

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## Description

The 'Villa Menina Jesus' has a contemporary and luxurious design. The unique location between Ibiza Town and the town of Jesus is ideal for those seeking relaxation, but at the same time not too far from the hustle and bustle and all the amenities that Ibiza Town can offer. The Marina Botafoch marina is a few minutes' drive away, and the town center itself is less than 10 minutes away by car. You can also walk to the beach of Talamanca or go by bike to the capital of the island. The environment, rather rural, is characterized by single-family houses. The small town of Jesús is home to numerous restaurants, supermarkets and other useful commercial and service stores. The two-storey house of approximately 285 m<sup>2</sup> has been recently completely renovated and is sold furnished, ready to be delivered.

**ACCESS AND PARKING** The property is easily and safely accessible for the most part via a paved residential road. There is parking for several vehicles on the property. The property of approximately 2,000 m<sup>2</sup> is completely fenced and is accessible through the electric gate. **ENTRANCE** An entrance staircase leads to a first terrace and from here the front door leads to the first habitable floor. The lower floor is internally connected to the upper living area, but can also be entered separately. **MAIN FLOOR** The upper living area is where the entrance to the house is located. One enters the property and finds oneself in the dining room/lounge. The living area is defined by warm wooden elements, as well as light colors in the materials and decoration used. The large windows bring a lot of natural light into the interior. The whole house develops in a kind of division into different levels. Going down a few steps you reach the fully equipped kitchen. In addition, the guest toilet and the master bedroom with a large bathroom, including a bathtub and shower, are located here. **LOW LEVEL** A few more steps lead to the guest bedroom area on the lower floor. Here are three generous double bedrooms, all with en-suite bathrooms (shower or bath). All bedrooms have access to the terrace in front. The large sliding windows bring a lot of light into the interior. The rooms are fully equipped with air conditioning (hot/cold) and underfloor heating. On this level there is also a storage / technical room. **OUTDOOR AREA/GARDEN** The outdoor area of this property offers plenty of space for relaxation, entertaining guests, as well as many different play areas for the children of the house. An orchard has already been planted and is waiting to be used. Olive and citrus trees dominate the garden. In the garden there is a storage house of approximately 35 m<sup>2</sup>, which could be converted if necessary. The pool of about 40 m<sup>2</sup> offers refreshment on hot summer days. From the large roof terrace there are beautiful views of the old town of Dalt Vila, as well as the bay of Talamanca. There is the possibility of setting up an outdoor kitchen or barbecue area, electricity and water are already on site. The roof terrace is divided like the whole house into different levels, on one side is the entertainment corner with seating area and outdoor kitchen and on the other side is the sun terrace which offers the best view of the surroundings and is equipped with a large outdoor shower. The highlight of the villa, which has also given its name to our exclusive property: a blue menina by the Spanish artist Felipao, an artist born in Morocco by chance, son and grandson of Spanish diplomats, who has lived all his life in half the world. **TECHNICAL TEAM** The villa is supplied with water from its own well. The property receives electricity from the public network. A modern VISSMANN heating system provides hot water and heating on cold winter days. In addition, the house has a fiber optic Internet connection and an alarm system. The evacuation of wastewater is regulated by a modern septic tank. In addition, the entire house is heated by means of a conduction air...















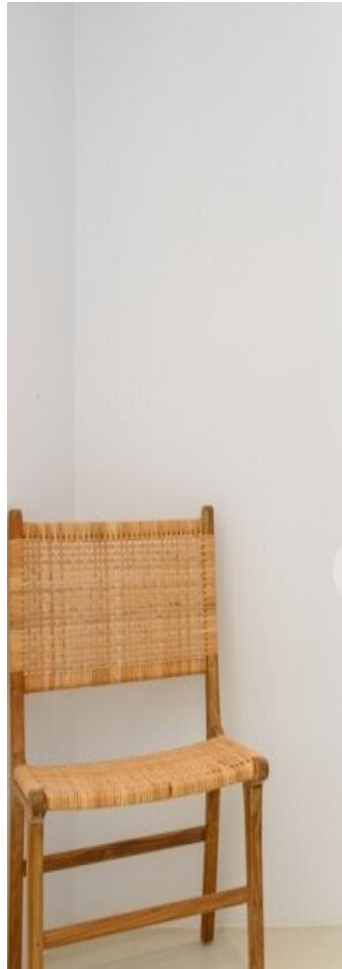




















































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+44 20 3918 9635

[international@hamptons.co.uk](mailto:international@hamptons.co.uk)

[www.hamptons-international.com](http://www.hamptons-international.com)