

## Wonderful villa in Formentera for sale



**Price: 6.300.000 €**

### GENERAL INFORMATION

Property Ref:	CW-N-MA-630	Category:	Villas, Luxury Houses
Location:	San Francisco	Area:	Formentera
N. Bedroom:	3	N. Bathroom:	3
M <sup>2</sup> Property:	1449	M <sup>2</sup> Inside:	192



This property is not for sale until the energy certificate has not been submitted.

### DESCRIPTION

Welcome to the coastal paradise of Formentera, where "Casa Capell" stands as a testament to the timeless allure of Mediterranean living. This exceptional villa, constructed in 1965, seamlessly merges the essence of the Mediterranean with breathtaking panoramic views. Nestled on the captivating island of Formentera, renowned for its endless beaches and crystal-clear waters, this property invites you to immerse yourself in a lifestyle of relaxation and exclusivity.

With a rich history that weaves through different owners, each contributing to maintaining its original charm while enhancing it over time, "Casa Capell" is a testament to the love and attention

bestowed upon this villa surrounded by unparalleled natural and maritime beauty.

Formentera, with its exclusive access via the sea, beckons you to leave behind the hustle and bustle and indulge in an oasis of tranquility and serenity. The transparent waters and dreamlike beaches, adorned with dunes and pine trees, provide the perfect backdrop for "Casa Capell." Interestingly, this unique island lacks traffic lights, further enhancing the sense of peace and harmony that permeates every corner.

Upon entering "Casa Capell," you are welcomed by interiors that exude authentic Mediterranean charm. Traditional-style covered patios and porches connect to the pool and the two floors of this exceptional villa. On the ground floor, a small inner courtyard links two suites with private bathrooms to the spacious living room and kitchen, where Mediterranean light flows freely, and panoramic sea views are ever-present.

The upper floor unveils an exclusive haven of relaxation with a chill-out area offering spectacular sea views that stretch as far as the eye can see. The generous terrace connects to a private bungalow, a refuge of tranquility with its own bathroom and a small kitchen. From here, the sea views are simply breathtaking, providing an unparalleled setting to disconnect and savor the beauty of the surroundings.

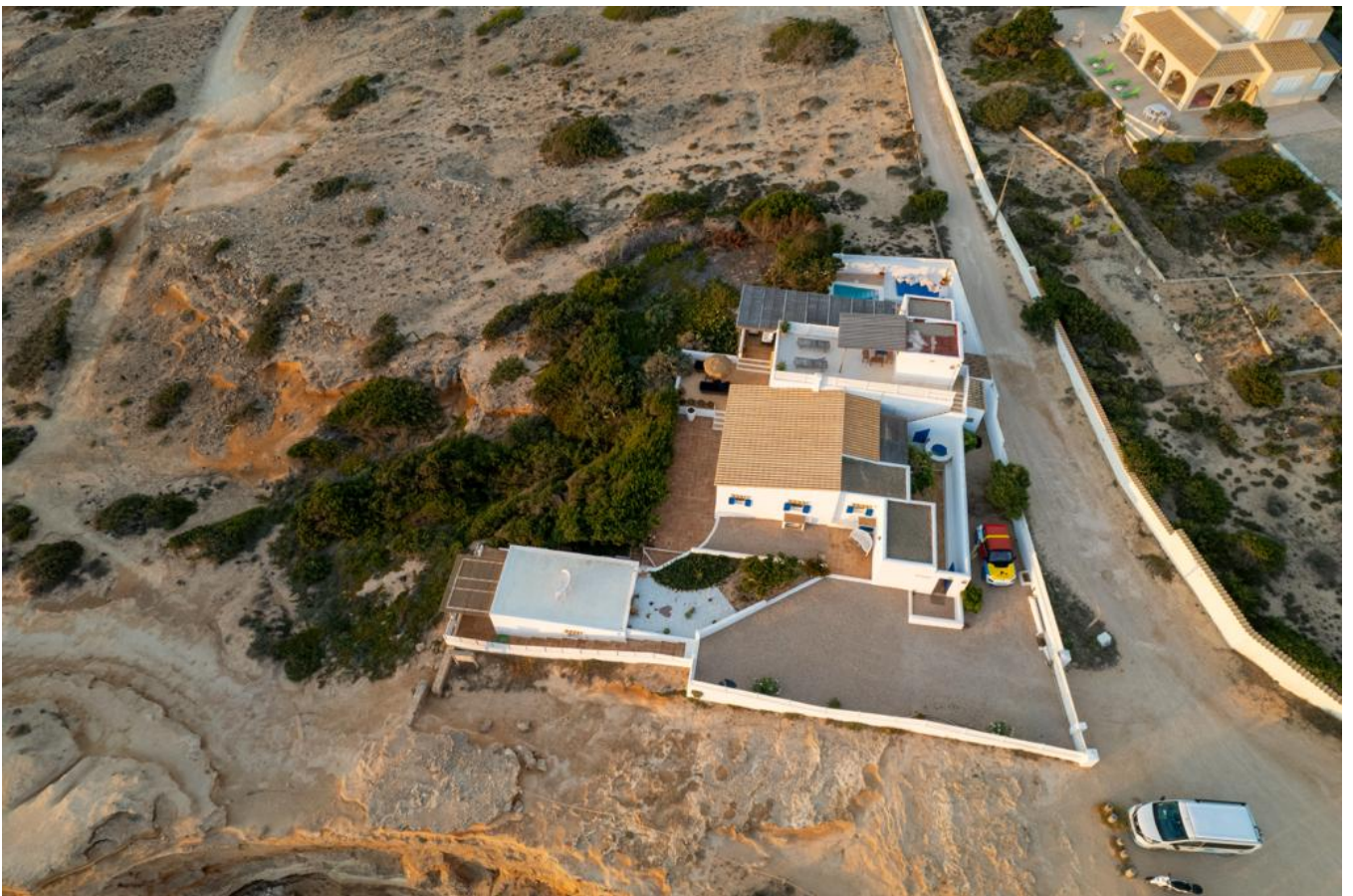
Perched on a cliff, this unique property offers direct access to an ancient fishermen's refuge and is only a few minutes' walk from the beaches of les Veletes and des Carnatge. If you seek a nature getaway, you will be delighted by the proximity to these pristine beaches. Furthermore, the villa is conveniently located just a few minutes from the island's other beaches and only a five-minute drive from the nearest village, where you'll find a variety of services, restaurants, and shops to meet all your needs.

This distinctive property holds a tourist license, making it an attractive investment for both personal enjoyment and potential vacation rentals.

Featuring 4 bedrooms and 4 bathrooms, "Casa Capell" provides the perfect space to escape routine and embrace Mediterranean life at its finest. With terraces, a solarium, a chill-out area, and private parking, this property is more than just a house; it is a unique experience in an idyllic setting. Additionally, with a tourist license for 6 people, "Casa Capell" invites you to discover the magic that captures the essence of Formentera in every detail, inviting you to be a part of its legacy of beauty and serenity in the heart of the Mediterranean.

Municipalities: Formentera Locality: El Mirador Area: Formentera Bedrooms: 4 Bathrooms: 4 Land (m²): 1449 Built (m²): 192 Inside (m²): 192

































































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