

## Unique villa near Ibiza for sale with tourist License



**Price: 3.000.000 €**

### GENERAL INFORMATION

Category:	Villas, Luxury Houses	Area:	Ibiza Town
Location:	Ibiza Town	N. Bathroom:	4
N. Bedroom:	5	M <sup>2</sup> Inside:	350m <sup>2</sup>
M <sup>2</sup> Property:	2030		

### DESCRIPTION

Discover the enchanting allure of Villa Magica, a captivating residence near Ibiza Town that seamlessly merges luxury with tranquility. This exquisite property, nestled on a spacious 2030m<sup>2</sup> plot, features a 350m<sup>2</sup> house boasting 5 bedrooms and 4 bathrooms, offering a perfect synthesis of comfort and style.

Villa Magica holds a coveted tourist license, presenting an enticing blend of personal use and rental opportunities, making it an ideal investment for discerning buyers. Experience year-round relaxation with the property's heated swimming pool and jacuzzi, ensuring comfort in every season. Perfect for entertaining, an outdoor kitchen awaits, promising delightful al fresco dining experiences.

Benefit from the practicality of a spacious garage, providing ample space for vehicles and storage. Enjoy both comfort and sustainability with central heating powered by a combination of oil and solar panels. Situated near Sant Jordi, Villa Magica offers a peaceful retreat while remaining conveniently close to the vibrant hotspots of Ibiza Town, striking a perfect balance between serene landscapes and the excitement of city life.

Villa Magica's charm is further accentuated by beautiful vaulted arches, adding an elegant and characterful touch to the property. Embrace the magic of Villa Magica, where modern luxury converges with the serene beauty of Ibiza. It's not just a residence; it's an experience waiting to be embraced.

For further details or to schedule a viewing of this exceptional property, please contact [Your Name/Real Estate Agency] at [Contact Information]. Discover the magic of Villa Magica and make it your own.





















































































































