



## São Gonçalo - Villa



 5	 4	 300	 720			<b>1 395 000 €</b>
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	Garage	Swimming Pool	(EUR €)

### Villa T5 in São Gonçalo

Fabulous traditional style Villa located in one of Funchal's most desirable locations, namely the beautiful zone of São Gonçalo; where you can experience the most beautiful panoramic views of the Atlantic Ocean, the capital and Funchal Bay.

With elegant presentation and having used high quality materials throughout, this spacious and attractively furnished residence internally boasts 5 double bedrooms, 2 of which are ensuite with 4 bathrooms in total. Externally the property provides great outdoor space with ample car parking and numerous leisure areas for relaxation, dining and entertaining. This Villa stands surrounded by a generous mature garden containing a variety of exotic plants and palm trees.

Situated in a quiet cul-de-sac, the Villa is easily accessed by 3 entrance gateways from the road (2



**João Marrafa**

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drivable and 1 principal directly to the front door). The garage, of generous proportions, equates to the full basement dimensions of the property and is easily accessed from the far driveway and a second entrance from the patio. An independent workshop outbuilding can also be found at the rear of the property and the garage incorporates a designated wine storage room.

The ground floor of the property comprises of a spacious entrance hallway, leading off to a cosy snug family room which opens out to a wonderful semi enclosed dining terrace with stunning views of the ocean and the Bay of Funchal. Also leading off the hallway we find a 12 seater elegant dining room and a fresh and bright well equipped kitchen, both independently opening out to a lounging patio area. This patio area again gives the same fantastic views of the Bay of Funchal, as well as a pool, which has amazing sun exposure throughout the day and offers beautiful sunsets in the evening. A shower/powder room and two bedrooms, one of which is ensuite, are also located on this floor.

A stylish lounge can be found on the first floor, boasting a stunning panoramic picture window to the Atlantic Ocean, a welcoming log burning fireplace and large `walk out terrace balcony´ with yet another relaxing seating area. This balcony makes for the ultimate 360 degree viewing point for Madeira´s New Year´s Eve fireworks display, as the views of Funchal Bay from this terrace are unsurpassable. The first floor also compromises of a walk-in shower room and the remaining three bedrooms; one of which being the master with ensuite, and one of which doubles up as an office.

This bright and airy villa has all the comforts of home, but in a subtropical setting, perfect as a primary residence, for retirement, or holiday rental income in a perfect location.. Book your viewing today!

## Property Features

- Pool
- Energetic certification: D
- Furnished
- Garden
- Garage



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