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Vila Verde de Ficalho

Ref: SVP1846

Enjoy on this magnificient spot from an energy efficiency home with solar panels, heat pumps, and underfloor heating. The property boasts a 111.5m² pool area and sits on 5,525 hectares, bordered by a nature reserve, ensuring exclusivity. Surrounded by olive and orange trees, this villa is a perfect blend of luxury and sustainability. Located just 25 minutes from Serpa, book a viewing to seize this unique opportunity.

313sm	55250sm	3	2	YES

Quinta Bela Vista Comercial 27, 8200-127 Albufeira • **Tel:** +351 289 501 664 • **AMI:** 11606

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One of the many appealing features of this property is its attention to comfort and sustainability.The lovely villa is fully furnished and boasts an impressive living area of 313 m², featuring three spacious bedrooms and two modern bathrooms and a fully equipped kitchen and a utility room furnished with high-quality Bosch appliances, ensuring a seamless and efficient living experience.
All windows are fitted with mosquito screens, providing a peaceful and bug-free environment. The house is equipped with solar panels and two heat pumps—one for the house and another for the pool—which, when combined with underfloor heating and insulating glazing, ensure optimal energy efficiency. Unused solar energy is thoughtfully stored in a battery system, enhancing the property's sustainability. As a testament to its eco-friendly design, the villa has been awarded an A+ energy certificate, indicating the highest energy efficiency ranking.

The property has been expanded to include a 111.5m² swimming pool and technical/storage area, offering the perfect setting for relaxation and leisure.

Safety and convenience are paramount in this villa, as a videophone system allows for secure opening of the entrance gate from the comfort of the house.

Spanning over 5,525 hectares, the site enjoys an exclusive view of the surrounding nature, which is designated as a REN (Reserva Ecológico Nacional), ensuring that no further housing developments will be permitted on the surrounding hills, preserving the exclusivity and serenity of the location.

Additionally, the property is adorned with 220 olive trees, a dozen orange trees, and cork oaks, adding to the charm and character of the landscape. The meticulously landscaped garden surrounding the house includes an irrigation system, maintaining the beauty of the environment.

Located just a short 25-minute drive away from the village of Serpa, the villa is nestled in the welcoming community of Vila Verde de Ficalho, combining the allure of countryside living with easy access to nearby amenities.

This remarkable villa presents a unique opportunity to embrace a luxurious and sustainable lifestyle in the beautiful region of Alentejo, Portugal. To witness the splendor of this property firsthand, do not hesitate to schedule a viewing and explore the limitless possibilities it has to offer.

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General details

- Communal parking
- Year of construction: 2022
- Type: Detached
- View: Countryside views
- Pool: Private pool
- Parking: Private parking space
- Outside area: Private garden, Terrace / Balcony
- Heating
- Water: Borehole, Mains water
- Sewerage: Septic tank
- Furnished
- Wheelchair accessible

Interior details

- Heating : Under floor heating (heat pump)
- Warm water: Solar Panels , Heatpump
- Insulation: Double glazing, Thermal insulation
- Furniture: Furniture included
- Kitchen: Fully fitted , Microwave, Oven, Fridge, Freezer, Extractor fan, Washing machine, Dish washer, Hob (induction), Water filter, Fridge / freezer, Access to garden, Access to terrace, Granite worktop
- Bathroom(s): Bath, Shower, Bidet, Heating, Under floor heating
- Bedroom(s): Built-in wardrobes, Airconditioning, Dressing room, Access to terrace, En-suite bedroom(s)
- Extras: Central vacuum system, Electric shutters, Internet/Wifi, Sliding doors, Shutters, Mosquito nets, Pre-installation surround sound system, Satellite TV
- Other areas: Pantry, Storage / utility room, Annex
- Lay-out: Ground floor
- Energy certificate: A+

Exterior details

- Garden
- Pool: Salt, Heated, Private, Cover
- Pool size: 10x4
- Outside area: Private garden, Electric gate , Automatic irrigation
- Parking: Private parking space
- View: Countryside views, Pool view
- Sewerage: Soakaway septic tank
- Water: Private borehole, Licensed borehole
- Supermarket: 20 min. by car
- Restaurant: 20 min. by car
- Health centre: 30 min. by car
- Airport: 70KM
- Ownership: Off-shore