



Price: €1,075,000

Bedrooms: 3

Bathrooms: -

M2 Living: -

M2 Plot: -

M2 Terrace: -

Address: Ibiza, Islas Baleares

Qualities The exterior carpentry will be composed of windows and door-windows in lacquered aluminum monoblock type with rupture of thermal bridge, sliding and double glazing with air chamber. The large format sliding joinery will be liftable. To obtain greater savings in consumption in the home the glazing is done with double glass type climalit or similar, formed by a glass emissive low to the interior of the house and air chamber with argon gas, improving the coefficient of thermal transmittance of glass up 40%, avoiding condensation, cold wall effects and with a significant energy saving for the user. Interior carpentry Entrance door to the reinforced dwelling, with sheet or reinforcement of steel in the interior, paneled in aluminum, with 3 points of anchorage. Interior doors of house decorated by means of milling in horizontal and lacquered, with decorative elements of glass. Sliding doors in ground floor and first as long as the interior layout allows Fitted wardrobes in bedrooms, with modulated lacquered doors with metal handles, structure and lined interior, with metal hanging bar, shelves and drawers. Electricity and Lighting Jung eNet Home System or similar for access control, lighting and environmental controls, allowing to handle all functions with an intuitive interface with local and remote control. Electrical mechanisms of 1st quality of the Jung brand or similar. Decorative...

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similar for access control, lighting and environmental controls, allowing to handle all functions with an intuitive interface with local and remote control. Electrical mechanisms of 1st quality of the Jung brand or similar. Decorative lighting led in different points of the house. Recessed luminaires led ceiling for general lighting. Multimedia Installation of television made by multi switch for reception of multiple channels TDT and Satellite. Installation of ambient sound with Sonos system, Bose speakers or similar, and with wireless connectivity and internet connection. Data collection throughout the house, made using fiber optics. Wi-Fi connection throughout the house Security and CCTV Closed circuit video surveillance system with local or remote access. Continuous recording 24 hours. Advanced alarm system with partial night / day mode, total control from mobile application. Fire detection system, by smoke detector with immediate warning. Air conditioning and ACS Panasonic centralized intelligent air conditioning system or similar. With remote control, local, and centralized control. Underfloor heating, through water pipes, and zonal control by digital thermostats. Providing total comfort due to the absence of too hot foci. The absence of radiators supposes an increase of useful space of the house and improve the possibilities of interior decoration. Air conditioning with heat pump, system by individual machines per stay, with low pressure ducts, including individual controls. Fumes of NETCOON fiber and diffusers lacquered in white. Sanitary hot water (ACS), by means of Aquarea or similar system with accumulation of 300 liters. Swimming pools RGB led lighting (with chromatic change). Saline chlorination system, which allows us to have crystal clear and healthier water, with less chemicals. Minimal maintenance with automatic chlorine and Ph levels. Automatic disinfection. Anti-slip finish and access to the same by means of comfortable piling of work. Individual swimming pool in upper level. Kitchen Fitted kitchen with high and low capacity furniture with laminated board, with hidden opening system, with silestone countertop or similar, and fully equipped with Bosch appliances or similar, including oven, microwave, vitro-ceramic hob, refrigerator, washing machine and dishwasher. Basement and car entrance Access door for vehicles. Property Features * Garden * Terrace * Swimming Pool * Chill Out Area * Modern Design * WiFi * Next to the beach * Double glazing * Low noise air conditioning * Jacuzzi

