

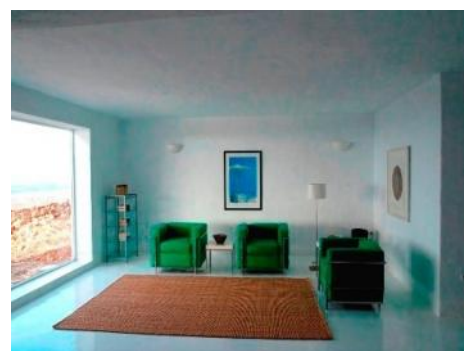
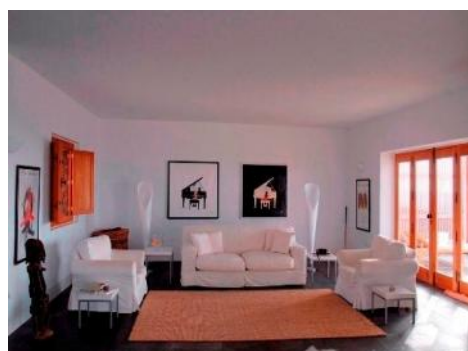
## Las Breñas

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### Exclusive luxury villa with pool and sea views in Las Breñas

constructed area:	-	swimming pool:	✓
plot area:	2.000 m <sup>2</sup>	energy certificate:	in process
bedrooms:	5		
bathrooms:	4		
sea view:	✓	price:	€ 1,500,000.-



Las Breñas

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## Details:

This exclusive property - designed by a student of the famous artist and architect Cesar Manrique - is located at one of the most beautiful coastlines in the southwest of Lanzarote on the edge of the picturesque village of Las Breñas. The house offers stunning views of the sea and the surrounding countryside which can be enjoyed not only from the spacious terrace, but also - thanks to the very large panoramic windows - from the inside of the house. Being located directly at the nature reserve, this fantastic view is unobstructable as the area is closed for further construction.

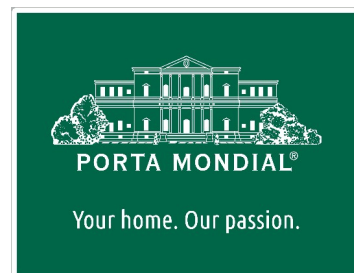
The plot of approximately 2000 m<sup>2</sup>, which is surrounded by a natural stone wall, offers a beautifully designed garden, four spacious terraces and a magnificent swimming pool for a nice refreshment on hot summer days.

The upper floor of the house has an area of about 200 m<sup>2</sup>, which is divided into two large and one smaller bedroom, two bathrooms, a laundry room, a very spacious living and dining room, a kitchen and a storage room. The lower floor (about 100 m<sup>2</sup>) comprises two more bedrooms, two bathrooms, a living and dining room with open kitchen and a storage room. The house has double exterior walls, providing an optimal interior climate in both summer and winter times. The floors in the interior and exterior are made of volcanic stone; the windows, doors and pergola are made of high quality teakwood.

The house is fully furnished for sale.

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### Location & surrounding area:

Las Breñas is a small mountain village on the verge of Los Ajaches Mountains in the south of Lanzarote. The place belongs to Yaiza, the southernmost municipality of the island and lies upcountry between Femés and Playa Blanca. Despite the little distance to the coast, Las Breñas offers wonderful panoramic view of the rustic, unspoiled island landscape and the neighbouring islands of Fuerteventura and Lobos. The charming village with its little church, the picturesque narrow alleys, the historic farmhouses and the pretty park, represents the ideal place to enjoy the peace and quiet far away from the hustle and bustle of the tourist masses. Las Breñas has a mild climate and a low level of rainfall throughout the whole year. The temperature during the summer months is between 30 ° C and 35 ° C and in winter times between 20 ° C and 25 ° C.



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Your home. Our passion.



Spacious living room with access to the terrace



The large kitchen with panoramic windows and sea views



Salon with stunning views



The large terrace with breath-taking views of the sea



The pool and the untouched countryside in the background



The spacious terrace



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The pool and the partially covered terrace



Alternative view of the pool



The living room with tasteful décor