



## DETACHED VILLA IN MAS ALBA

SANT PERE DE RIBES

525.000 €

Reference AH00245

Built area: 251 m<sup>2</sup> (2,701.74 sqft)

Usable area: 191 m<sup>2</sup> (2,055.91 sqft)

Bedrooms: 3 + multipurpose room

Bathrooms: 2

Plot area: 553 m<sup>2</sup> (5,951.40 sqft)

Flat plot

Private pool

Private garage



### Descripción

Detached house located in the Mas Alba urbanization, just 10 minutes by car from Sitges and surrounded by nature. Built on a flat plot, this property offers a comfortable and peaceful lifestyle, ideal for families.

The house features an independent garage, providing secure space for parking and storage.

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On the main floor, there is a spacious living-dining room with direct access to the large garden with fruit trees, a swimming pool, and a barbecue area. There is also a large semi-open kitchen connected to the dining area, a guest bathroom with a shower, and two single bedrooms, perfect for children, guests, or as workspaces. On the mezzanine floor, you will find the spacious master bedroom offering privacy and comfort, along with a large bathroom equipped with both a bathtub and a shower.

Upstairs, there is a large open space, a versatile area that can be used as an office, playroom, or even an additional bedroom.

The garden includes a swimming pool, perfect for enjoying the warm climate of the area. This property is ideal for those seeking a comfortable home near Sitges, with good accessibility, in a quiet and residential area.



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#### Location description

Mas Alba is an attractive residential area located very close to Sitges, although it belongs to the municipality of Sant Pere de Ribes. This area stands out for its excellent location, combining tranquility and natural beauty with proximity to services and amenities.

Mas Alba is well-connected, making it easy to access both Sitges and Sant Pere de Ribes, as well as other nearby towns. The area is surrounded by nature, offering a green and serene environment, ideal for those seeking a peaceful lifestyle away from the hustle and bustle of the city.

In recent years, Mas Alba has seen significant urban development, with the construction of numerous new houses. This growth reflects the increasing demand for homes in the area, driven by its attractive natural surroundings and its proximity to Sitges, famous for its beaches, cultural offerings, and vibrant social life.



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