

## Villa Mauricia

MUR 33,400,000

**Beds: 3** | **Baths: 0** | **Interior: 145 m<sup>2</sup>** | **Exterior: 246 m<sup>2</sup>**



**Listing type:** For Sale Off Plan

**| Property type:** Villa

**Locality:** Cap Malheureux

**| Region:** North

**| Property ID:** RS2341

### Description

Nestled amidst the sugar cane fields of the North, this 3-bedroom villa offers a unique opportunity to embrace a new lifestyle in Mauritius. This intimate villa is set within a secure development, providing a perfect blend of peace and convenience.

This villa is cleverly designed with an expansive living area that seamlessly flows into the garden, where a generous swimming pool awaits. The double-panel roof with high ceiling in the living room enhances the sense of space and light. The villa includes 3 bedrooms with en-suite bathrooms, however for those needing extra space, there is an option to add a 28 m<sup>2</sup> outbuilding in the garden, perfect as a 4th bedroom or guest suite.

Here, residents can also enjoy a shared leisure area, beautifully landscaped grounds that reflect the island's Mauritian charm, and the added security of a gate post, electric gate, and CCTV.

Contact us for a visit.

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