



## Luxury 3 Bed Villa for sale in Palhoca



### Information de l'agent

Nom: ArKadia  
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Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 377,001.79

### Location

Pays: Brésil  
État/Région/Province: Santa Catarina  
Ville: Palhoca  
Soumis: 19/03/2025  
Description:  
Luxury 3 Bed Villa for sale in Palhoca Brazil

Esales Property ID: es5553747

Estrada Geral do Pagara Grande  
Palhoca  
Santa Catarina  
88.125-000  
Brazil

With its glorious natural scenery, excellent climate, welcoming culture and enviable standard of living, Brazil is quickly gaining a reputation as one of the most desirable places across the world in which to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

Nestled on 10,860sqm of lush gardens and overlooking a lake filled with tilapia fish, this gorgeous 3 bedroom, 2 bathroom home is waiting for its new owners. With a churrasco (BBQ area) and a swimming pool, this home is a private oasis. The circular building on the lake is perfect for family events and is accessible by a boardwalk with a wooden bridge.



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3 bedrooms (2 double, one single)

2 bathrooms (1 ensuite)

Open plan kitchen, dining room, living room

Mezzanine office/library

Lareira/wood burning stove in living room

Woodburning stove in master bedroom

BBQ area with spare bedroom and bathroom

Internet

Spring water well

Private swimming pool

Lake with circular building for entertaining

## ABOUT THE AREA

Palhoça is a municipality in Santa Catarina, southern Brazil. With a long Atlantic coastline and several islands, the state is known for its beaches and mountains. Florianópolis, the capital, has a traditional public market with bars, restaurants and food stalls, and a history museum set in a 19th-century colonial governor's palace. The city is situated mostly on Santa Catarina Island, which has beach resorts at its northern tip.

Life's a beach – at least in sunny Santa Catarina, which has 348 miles (560km) of spectacular coastline. If you like your beach deserted, there is a spot of sand for you in the south of Ilha de Santa Catarina. If you prefer a party scene, head further north on that same island. If you're all about big surf, it's up in Guarda do Embaú and Praia do Rosa, two absolutely stunning surf villages south of Florianópolis.

Sun and sand aside, the inland regions are also where Santa Catarina exhibits the profound influence of its German ancestry, most evident during Oktoberfest, Blumenau's huge festival for folk dancing, accordion playing and beer drinking – well, mostly beer drinking. But the Alpine architecture and fresh-brewed beer are here to enjoy year-round.

The island of Santa Catarina is noted throughout Brazil for its Mediterranean-like scenery, attractive fishing villages and the city of Florianópolis, the state's small and prosperous capital. The island has a subtropical climate, rarely cold in winter and with a summer heat tempered by refreshing South Atlantic breezes; the vegetation is much softer than that further north. Joined to the mainland by two suspension bridges (the longest, British-designed, has been closed for several decades to all but cyclists and pedestrians), the island is served by frequent bus services connecting it with the rest of the state, other parts of Brazil, Buenos Aires, Asunción and Santiago. During January and February, the island is extremely popular with Argentine, Uruguayan and Paraguayan tourists who can usually enjoy a summer holiday here for much less than the cost of one at home.

Although the northeast of Santa Catarina is populated by people of many ethnic origins, it's an area most associated with Germans who so obviously dominate both culturally and economically. Joinville and Blumenau vie with each other to be not only the economic powerhouse of the region, but also the cultural



capital. However, both cities lose out in terms of tourist interest to the small towns and villages of the interior where old dialects are still spoken. One such community is Pomerode, which is set in a picturesque area and does much to promote its German heritage.

For scenery you can't beat a trip to Morro da Igreja near the town of Urubici or the Serra do Rio do Rastro, a corkscrew journey all the better taken by motorbike! And don't forget the wine regions of Sao Joaquim, there is something for everyone.

## MAiN FEATURES:

- 180m2 of living space
- 10800m2 plot
- 3 Bedrooms
- 2 Bathrooms
- Private Garden
- Private Parking
- Private Pool
- Stunning Views
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Brazil
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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## Commun

Chambres:	3
Salle de bains:	2
Pied carré fini:	180 m <sup>2</sup>
Dimesions du lot:	10800 m <sup>2</sup>

## Building details

Outdoor Amenities:	Pool
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## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web:	<a href="http://www.arkadia.com/UAJM-T2048/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/UAJM-T2048/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	18703-es5553747
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