



Anbalaba

PROPERTIES AND VILLAGE  
BAIE DU CAP - MAURITIUS



LES HAUTS  
D'Anbalaba  
CARDINAL



## CARDINAL at a glance

- Villa set over two floors
- On the height of "Anbalaba Village"
- Panoramic views over the lagoon
- 580 m<sup>2</sup> of living space
- 1976 to 2456 m<sup>2</sup> plot
- 5 en-suite bedrooms, including 2 masters suite
- Private garden
- Laundry room
- Large verandas and terraces
- Swimming pool of 48m<sup>2</sup>
- 300 to 800 meters away from the lagoon
- 150 to 600 meters away from Anbalaba Village
- An 18 to 20-foot boat reserved for each purchaser
- Starting price: € 2,350,000



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[www.anbalaba.com](http://www.anbalaba.com) [contact@anbalaba.com](mailto:contact@anbalaba.com)

+230 622 11 39 +33 156 02 03 13



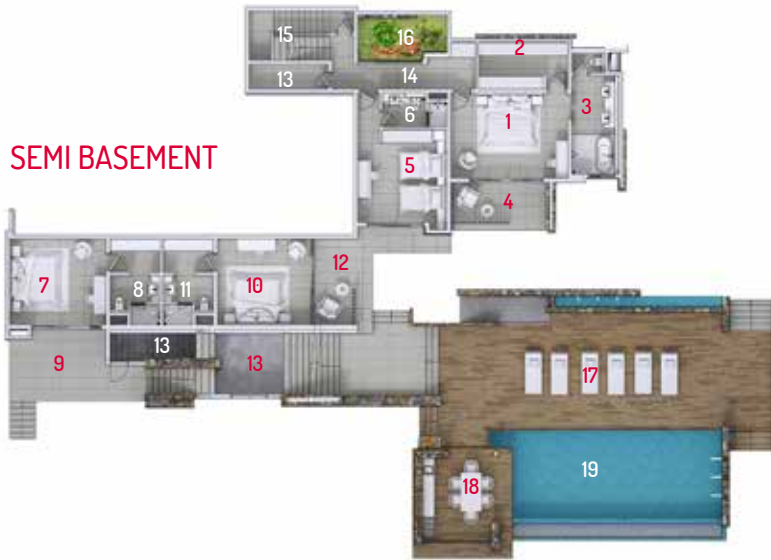
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## LES HAUTS D'Anbalaba CARDINAL

### SEMI BASEMENT



### GROUND FLOOR



	Covered area (m <sup>2</sup> )	Area not covered (m <sup>2</sup> )
<b>SEMI BASEMENT</b>		
1 Master Bedroom 1	23,6	
2 Master Wardrobe 1	9,8	
3 Master Bathroom 1	12,7	
4 Master Veranda	10,2	
5 Bedroom 1	21,7	
6 Shower room	4,5	
7 Guest Bedroom 1	19,7	
8 Guest Ensuite 1	9,3	
9 Verandah 1	7,5	
10 Guest Bedroom 2	18,9	
11 Guest Ensuite 2	9,3	
12 Verandah 2	9,0	
13 Stores	46,4	
14 Corridor	11,7	
15 Staircase	3,2	
16 Private Garden		8,7
17 Open Deck		90,5
16 Kiosk	25,4	
18 Swimming Pool		47,6
<b>TOTAL SURFACE SEMI BASEMENT</b>	<b>242,9</b>	<b>146,8</b>

	Covered area (m <sup>2</sup> )	Area not covered (m <sup>2</sup> )
<b>GROUND FLOOR</b>		
1 Entrance Foyer	3,6	
2 Corridor	21,0	
3 Staircase	12,2	
4 Master Bedroom 2	23,6	
5 Master Wardrobe 2	9,8	
6 Master Bathroom 2	12,7	
7 Master Balcony	9,3	
8 Living and Dining Room	80,2	
9 Varangue	77,9	
10 Kitchen	33,0	
11 TV Room	27,2	
12 Wet Kitchen	6,9	
13 Laundry	3,7	
14 Store	6,9	
15 Powder Room	3,6	
16 Service Porch	3,5	
17 Staff Toilet	2,6	
<b>TOTAL SURFACE GROUND FLOOR</b>	<b>337,7</b>	
<b>TOTAL LIVING AREA</b>	<b>580,6</b>	
<b>TOTAL BUILDING</b>	<b>638,7</b>	

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