

## 5 soveværelse Villa til salg i Javea, Alicante

1.595.000€



Situated in Balcón al Mar area, this exceptional villa occupies an elevated plot that provides sea views from nearly every corner of the property. Recently refurbished from top to bottom, the home effortlessly blends classic Mediterranean character with contemporary luxury. The renovation includes new double-glazed windows and doors, sleek microcement flooring, and beautifully restored original Castellano wooden doors, maintaining charm while ensuring comfort. The Ibiza-inspired kitchen stands out with its premium appliances, minimalist finishes, and laid-back yet sophisticated atmosphere. The property can be accessed either through a pedestrian entrance or via the private garage, which offers space for a large car. From here, an internal staircase connects directly to the lower level, while another leads up to the main hallway. A charming wooden front door opens into an elegant entrance area featuring a guest toilet and built-in wardrobes. From the central hallway, you reach two bedrooms, each with its own en-suite bathroom, as well as the spacious living area and fully equipped kitchen. The bright dining space, connected to the kitchen, opens through large glass doors onto the terrace, offering lovely views of the pool, garden, and the sea beyond. The living room also enjoys expansive sea views and includes a cozy wood-burning fireplace, perfect for cooler evenings. Abundant natural light fills the home through its numerous windows, and hot-and-cold air conditioning ensures comfort all year round. On the lower level, there is a laundry and utility room housing the technical installations, along with a versatile room featuring an en-suite bathroom and direct terrace access — ideal as a gym, spa, or guest suite. From the main terrace, a spiral staircase leads up to the rooftop solarium — a peaceful hideaway with magnificent sea views and ample space for relaxation. One of the highlights of this property is the stunning pool area. The entire exterior has been newly finished with elegant German stone tiles, giving it a fresh and modern look. The 10x5 metre pool is lined with luxurious Bali-green tiles, surrounded by spacious sunbathing areas and an outdoor shower. The low-maintenance Mediterranean garden is thoughtfully designed with gravel, mature hedges for privacy, and a selection of plants and fruit trees that thrive in the local climate. A separate guesthouse completes the property. It features its own entrance, a fully equipped kitchen, a covered patio/living area, and a large

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|  5 soveværelser                     |  4 badeværelser  |  361m <sup>2</sup> Byg størrelse |
|  1.068m <sup>2</sup> Grundstørrelse |  Svømmepøl       |  Garden                          |
|  Solarium                           |  Laundry room    |  Parking, Garage                 |
|  Pool, Private                      |  Fully furnished |                                                                                                                       |