

## 8 soveværelse Villa til salg i Novelda, Alicante

399.999€

Discover this exceptional luxury villa in Novelda, offering the perfect blend of privacy, space, and Mediterranean charm. Nestled on a fully fenced 10,000 m<sup>2</sup> elevated plot, this stunning property is just 25 minutes from the beach, the Alicante airport, and only 5 minutes from Novelda and all its daily amenities.

**Main House – Sophisticated Design Across 3 Levels**

**Main Floor:** Features a grand 55 m<sup>2</sup> salon, independent kitchen, 2 spacious bedrooms, 2 bathrooms, and a large garage.

**Second Floor:** Includes a cosy salon, 2 additional bedrooms, a bathroom, and a terrace with breathtaking mountain views.

**Basement:** Equipped with multiple storage rooms and a natural cave, ideal as a wine cellar.

**Additional highlights:** Covered terrace, handmade wooden doors and windows, artisan fireplace, and other elegant design details.

**Guest House – Comfortable and Independent**

Located next to the main house's basement area, the guest house has a separate entrance, roofed terrace, it includes 3 bedrooms, a kitchen, and a bathroom — perfect for visiting family or rental opportunities.

**Outdoor Oasis** 17 x 7 m swimming pool set next to a BBQ area – ideal for entertaining.

**Stylish landscaped garden and courtyard** with generous parking and space for outdoor events. Mature trees provide natural shade and create a peaceful, secluded environment.

**Utilities & Access** Connected to mains water and electricity. Easy access via a well-maintained dirt road.

**Further expansion!** It is possible to acquire additional 37,000 m<sup>2</sup> of land around the house for extra 150,000 €. The land could serve for keeping horses, growing a vineyard, there are also plans to separate the land to 3 different building parcels, each with water and electricity connection, presenting an interesting investment opportunity.

This villa offers luxurious countryside living with proximity to the coast and urban convenience. A rare opportunity for those seeking tranquility, style, and space in one of the most desirable areas of the Costa Blanca. Don't hesitate to give us a call and arrange a viewing!

**About the area:** Set among vineyards and rolling hills, Novelda is a picturesque town that blends traditional Spanish charm with modern convenience. Just 25 minutes from the beach and close to Alicante city and airport, it offers a peaceful lifestyle surrounded by nature, yet never far from the action. With its rich history, local markets, friendly atmosphere, and stunning mountain views, Novelda is ideal for those seeking a calm, authentic way of life in the heart of the Costa Blanca.

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|------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------|
|  8 soveværelser                      |  4 badeværelser |  414m <sup>2</sup> Byg størrelse |
|  10.000m <sup>2</sup> Grundstørrelse | <input checked="" type="checkbox"/> Annex                                                          | <input checked="" type="checkbox"/> Laundry Room                                                                      |
| <input checked="" type="checkbox"/> Balcony                                                                            | <input checked="" type="checkbox"/> Basement                                                       | <input checked="" type="checkbox"/> Courtyard                                                                         |
| <input checked="" type="checkbox"/> Electric gates                                                                     | <input checked="" type="checkbox"/> Fenced plot                                                    | <input checked="" type="checkbox"/> Fireplace                                                                         |
| <input checked="" type="checkbox"/> Furnished                                                                          | <input checked="" type="checkbox"/> Garage                                                         | <input checked="" type="checkbox"/> Internet                                                                          |
| <input checked="" type="checkbox"/> Landscaped gardens                                                                 | <input checked="" type="checkbox"/> Mains Electric                                                 | <input checked="" type="checkbox"/> Mains Water                                                                       |
| <input checked="" type="checkbox"/> Outbuildings                                                                       |                                                                                                    |                                                                                                                       |