

## 5 Cuarto Villa en venta en Biar, Alicante

**499.000€**



Nestled in a peaceful countryside setting just five minutes from the charming town of Biar, this beautiful property offers comfort, space, and stunning views. Set on a fully fenced plot of 17,742 m<sup>2</sup>, the estate combines modern living with rustic charm, surrounded by olive groves and fruit trees, and with breathtaking views of the town and its historic castle.

The main house boasts a total built area of 302 m<sup>2</sup> and is thoughtfully designed for both everyday living and entertaining. Upon entering, you're welcomed by a spacious entrance hall with a guest toilet and a separate study—perfect for working from home. From here, the home opens into an expansive living and dining area with a built-in fireplace, seamlessly connected to a contemporary, fully equipped kitchen. Large windows in the living space flood the room with natural light and open onto a generous covered terrace overlooking the private swimming pool and the picturesque landscape beyond.

A hallway leads to the bedroom wing, which includes two well-sized bedrooms with built-in wardrobes, a family bathroom, and a spacious master suite complete with an en-suite bathroom featuring both a bath and a shower. Just off the kitchen is a practical utility room with laundry and pantry space, along with an adjacent storage room. At the rear of the dining area, there is a versatile additional room—ideal as a games room, extra bedroom, or secondary office.

The main house benefits from gas central heating, full insulation, and PVC double-glazed windows throughout, ensuring year-round comfort.

Adjacent to the main residence is a charming guest house, perfect for visitors or rental use. It includes an open plan

-  5 dormitorios
-  3 baños
-  302m<sup>2</sup> Tamaño de construcción
-  17.742m<sup>2</sup> Tamaño de la parcela
-  New Home