



## 4 Cuarto Villa en venta en Villena, Alicante

225.000€



Charismatic reformed country villa located in Las Virtudes, set on a flat, fenced plot of almost 3,000 m<sup>2</sup>, offering privacy, space and authentic rural charm. The house has 250 m<sup>2</sup> built on a single floor and features four spacious bedrooms and four bathrooms, two of them en suite with dressing rooms. The interior offers two large and very tastefully styled living rooms, both with fireplaces, creating warm and inviting spaces. A cosy, fully equipped kitchen and generous room sizes throughout complete the comfortable layout. The property is sold furnished and equipped, ready to move in. Thanks to its inner disposition, the house could easily be separated into 2 houses, making it an ideal property for extended families, or to rent out. Outside, the villa enjoys two covered porches and a balcony above with open views over the surrounding countryside. The grounds include a large garage with BBQ area, a tennis court, and a ground swimming pool next to the porch, tiled and ideal for outdoor living. The garden is planted with olive trees and greenery that ensures privacy, along with a parking area for several cars. The property benefits from mains electricity, mains drinking water and irrigation water. Located in a calm neighbourhood with good access, this villa combines tranquillity, space and countryside living without sacrificing comfort. About the area: Villena is a picturesque medieval city rich in culture, history, and architecture. The town features two castles, beautiful churches, local markets, museums, and vibrant squares. The rich cultural life of the town includes famous festivals, such as historical event Moors and Christians, music events Rabolagartija and Leyendas Del Rock, annual Christmas fair or all-year-round wine fairs and tapas routes. Villena has a full range of services including restaurants, bars, shops, supermarkets, and schools. Alicante airport and Mediterranean beaches are only 40 minutes away, and Villena's high-speed rail station provides fast access to Alicante (35 minutes) and Madrid (25 hours). The surrounding landscape is perfect for nature lovers, with scenic trails, vineyards, and mountain views. About us: We have a large portfolio of properties in the Costa Blanca and Costa Calida areas, specialising in country properties, villas, fincas, building plots and design and build options in the Alicante and Murcia regions with a particular emphasis on Yecla, Novelda, Elda, Monovar, Pinoso, Sax, Villena, Alcoy, Fortuna, Lumilla, Albera and many more surrounding areas. We have been established since 2001 and

- 4 dormitorios
- 2.959m<sup>2</sup> Tamaño de la parcela
- Courtyard
- Furnished
- Mains Electric
- Soak away

- 4 baños
- Mains Irrigation Water
- Fenced plot
- Garage
- Mains Water
- Storage

- 250m<sup>2</sup> Tamaño de construcción
- Balcony
- Fireplace
- Internet
- Outbuildings