

## 4 chambre Villa à vendre dans Ciudad Quesada, Alicante

699.000€

This modern, south-facing villa for sale in Ciudad Quesada on the Costa Blanca was built in 2020 and is in excellent condition. The property combines contemporary architecture with comfort and functionality, making it perfect as a permanent residence, a luxury holiday home, or an attractive rental investment. Thanks to its central yet peaceful location, within easy reach of all amenities, you'll enjoy an ideal balance between privacy and accessibility. The villa stands on a private plot of 533 m<sup>2</sup> and offers 153 m<sup>2</sup> of living space spread over three levels. Upon entering, you'll immediately notice the bright and open living space, where the living room, dining area, and modern open-plan kitchen seamlessly flow together. Large windows provide abundant natural light and create a direct connection to the garden and private saltwater pool. The kitchen is equipped with high-quality built-in appliances and connects to a practical separate laundry room. This floor also features a stylish guest bedroom and a fully equipped bathroom, offering additional comfort for visitors or ground-floor living. The first floor features two spacious bedrooms, both with en-suite bathrooms. One bedroom boasts a walk-in closet, while the other has direct access to a private balcony overlooking the garden and pool. The top floor offers a versatile additional space that would be perfect as an office, studio, or fourth bedroom. From here, you can access two generous terraces with panoramic views of Ciudad Quesada, the surrounding countryside, the salt lakes, and even a partial view of the Mediterranean Sea. The outdoor area is designed to optimally enjoy the Mediterranean climate and requires little maintenance. The L-shaped saltwater pool is the focal point of the garden and is surrounded by several terraces where you can relax or dine al fresco. The fully enclosed plot also includes a private driveway with secure parking. Additional comfort is provided by hot and cold air conditioning, underfloor heating in the bathrooms, solar panels, double glazing, and a favorable energy label B, which contributes to energy-efficient living. The villa is situated in a quiet cul-de-sac just minutes from the center of Ciudad Quesada, where you'll find a wide range of restaurants, cafes, shops, and supermarkets. This popular residential area is known for its international atmosphere and excellent amenities, including golf courses, hiking trails, and recreational opportunities for the whole family. The beaches of Guardamar del Segura are about a ten minute

 4 chambres

 3 salles de bains

 153m<sup>2</sup> Taille de construction

 504m<sup>2</sup> Taille de la parcelle

 Piscine