


















## 3 slaapkamer Villa Te koop in La Romana, Alicante

466.000€



Imagine waking up every morning surrounded by the beauty of nature, with breathtaking views of majestic mountains, vineyards, and blossoming almond trees. Villa Encina is a new-build project designed for those seeking harmony between a peaceful environment and the comfort of a modern, energy-efficient home. Located on exclusive plots with unbeatable views, this villa combines contemporary design with state-of-the-art materials. Built with Ytong, it guarantees maximum energy efficiency (A), offering a sustainable home with excellent thermal and acoustic insulation. Layout & Design 3 spacious and bright bedrooms Master bedroom with en-suite bathroom 2 modern and functional full bathrooms Open-plan living and dining area with kitchen and utility room, creating a welcoming and light-filled space Large panoramic windows connecting the dining area to the terrace and pool, blending indoor and outdoor living Electric shutters and aluminium windows with thermal break, ensuring comfort all year round Outdoor Space Designed for Enjoyment The exterior is designed to make the most of the Mediterranean climate: Private 4x8m swimming pool, surrounded by an elegant 1.5m ceramic-paved area Bifocal LED exterior lighting, creating a cosy evening atmosphere Garage Options to Suit Your Needs Attached garage included in the design Option for a detached garage (additional cost) Included in the Price: Plot price included: €30,000 Private 4x8m swimming pool Ytong construction with energy efficiency rating A Pre-installation of ducted air conditioning Aerothermal system for hot water Fully equipped bathrooms with furniture and shower screens Wall-hung WC with automatic flush Security glass windows Electric aluminium shutters Motorised sliding entrance gate Water and electricity connections included Selection of ceramic tiles chosen by the client Complete project with permits and construction supervision Weekly progress reports with photos and videos Turnkey delivery in 7-8 months from the first payment All this in a natural and peaceful setting, yet with excellent connections to Alicante, the airport, and the beaches, so you can enjoy the best of the Costa Blanca. Contact us for more information and discover your new home in La Romana!

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|--|--|---|
|  3 slaapkamers                       |  2 badkamers                                |  222m <sup>2</sup> Bouwgrootte     |
|  14.000m <sup>2</sup> Perceelgrootte |  Zwembad                                    |  Aerothermal system                |
|  Air conditioning pre-installation   |  Automatic sliding entrance door with motor |  Bifocal indoor/outdoor LED lights |
|  Electricity                         |  Fenced                                     |  Dressing room                     |
|  Panoramic windows                   |  Porch                                      |  Motorized aluminium blinds        |
|  water                               |  |  Terrace                           |



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