
















## 3 soverom Villa til salgs i La Zenia, Alicante

369.000€

Charming semi-detached villa with a built area of 97 m<sup>2</sup> set on a generous plot of 661 m<sup>2</sup>, located in a quiet and well-connected area, right next to Lomas de Cabo Roig, one of the most popular residential areas in Orihuela Costa. Originally built in 1981, the property has been fully renovated inside in 2022 and 2023, including roof insulation, a high-quality new kitchen with osmosis system, new double-glazed windows with mosquito nets and electric shutters, a modern fireplace, and four air conditioning units with NANO X air purification technology. In 2025, the exterior was also refurbished, including a brand-new roof and updated outdoor areas.

The plot includes several fully legal auxiliary buildings and a private pool in excellent condition, with new joints installed in 2025 and a new pump added in 2023. The property also benefits from a completely new electrical installation with official certification, including new wiring up to the main connection, as well as new water and sewer pipes and a water softener at the main water inlet. There are 12 solar panels with a hybrid inverter, ready for battery installation. Energy certificate: E. Annual property tax (SUMA): only €129. An optional complete security system (cameras, alarm, and smoke detectors) is available for an additional €6,000.

The location is ideal: the well-known La Zenia beach and the large Zenia Boulevard shopping centre are just a few minutes away by car, while the beaches of Cabo Roig, Campoamor and Playa Flamenca are all within a 10-minute drive &mdash; making this property perfect as a permanent residence or a holiday home.

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|---|---|---|
|  3 soverom                        |  1 baderom     |  97m <sup>2</sup> Bygg størrelse |
|  661m <sup>2</sup> Tomtestørrelse |  Svømmebasseng |  Storage room                    |
|  Private pool                     |  Terrace       |  Pool views                      |
|  Air conditioning                 |  One level     |  Built-in Wardrobes              |
|  Furnished                        |  Fireplace     |  Solar Energy                    |



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