

## 4 soverom Villa til salgs i Benissa, Alicante

1.345.000€



Modern villa with sea views in Cala Advocat - quiet location close to Moraira. This elegantly renovated villa in modern/ibiza style with fantastic sea views is located in the sought after residential area of Cala Advocat on the Costa Blanca, just 9 minutes' drive from the charming coastal town of Moraira. After a complete refurbishment, the property combines Mediterranean charm with the comfort of modern living - ideal for anyone looking for something special. The south-facing villa impresses with its sunny location and uninterrupted sea views. On the ground floor you will find two bedrooms with elegant built-in wardrobes and en suite bathrooms, a guest toilet and a cosy living room with wood-burning fireplace. From here you can enjoy an uninterrupted view of the water, perfect for relaxing in the evening with family or friends. An elegant internal staircase leads down to the lower floor which features a bright equipped open plan kitchen with bar (which can be used both indoors and outdoors), direct access to the terrace and two further bedrooms with stylish fitted wardrobes and en-suite bathrooms. One of them offers direct access to the large sunny terrace and the other one to a private terrace at the back of the house. Furthermore, there is another guest toilet as well as the laundry room. The outdoor area includes a covered seating area with a built-in barbecue and a practical outdoor shower by the pool. The various terraces offer plenty of space for sun loungers, ideal for relaxing in the Mediterranean sun. At pool level, there is a separate room that could be converted into a small gym or wine cellar. We offer an exclusive living experience overlooking the Mediterranean. The villa has all the amenities to be your new permanent home, including air conditioning hot/cold, high quality double glazed windows, alarm system, as well as a photovoltaic installation. There is a carport with sliding door for one car and another parking space behind the barbecue house. This villa is suitable as a permanent residence as well as a holiday home. Don't wait any longer and contact us today for a viewing. The displayed price does not include taxes and purchase costs / The offer is subject to errors, price changes, availability, omission and / or withdrawal from the market without prior notice / Furniture and contents according to personalized agreement and not according to the photos in the presentation

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|---|---|--|
| 4 soverom   | 4 bad   | 240m <sup>2</sup> Bygg størrelse                           |
| 624m <sup>2</sup> Tomtestørrelse                    | <input checked="" type="checkbox"/> Svømmebasseng           | <input checked="" type="checkbox"/> Storage room           |
| <input checked="" type="checkbox"/> Security door   | <input checked="" type="checkbox"/> satelite tv             | <input checked="" type="checkbox"/> Parking                |
| <input checked="" type="checkbox"/> outdoor shower  | <input checked="" type="checkbox"/> open terrace            | <input checked="" type="checkbox"/> near the town center   |
| <input checked="" type="checkbox"/> near the beach  | <input checked="" type="checkbox"/> Laundry                 | <input checked="" type="checkbox"/> heating hot cold       |
| <input checked="" type="checkbox"/> garden          | <input checked="" type="checkbox"/> fenced plot             | <input checked="" type="checkbox"/> doble glazing          |
| <input checked="" type="checkbox"/> Covered terrace | <input checked="" type="checkbox"/> construction year: 1973 | <input checked="" type="checkbox"/> chimney                |
| <input checked="" type="checkbox"/> barbecue        | <input checked="" type="checkbox"/> Alarm                   | <input checked="" type="checkbox"/> Air conditioning split |



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