

## 3 bedroom Duplex for sale in Monforte del Cid, Alicante

**399,000€**



TOWNHOUSE WITH GARDEN, SWIMMING POOL AND PRIVATE SOLARIUM IN FONT DEL LLOP GOLF COURSE.

Townhouse with private garden, swimming pool and solarium, outdoor parking space and large communal green areas.

The property has the best orientation, with the best views of the Font del Llop golf course.

Enjoys large windows properly oriented and protected, allowing the sun to warm and illuminate the interior of the homes in winter. Strategic openings in the carpentry ensure cross ventilation from the façade and interior courtyard.

A heavily vegetated environment with native species that, with the consequent saving of water, will protect the bioclimatism, as its plant mass renews the air, generates cross ventilation and absorbs CO2 emissions.

The whole house is designed and equipped to comply with high performance in terms of energy efficiency.

Font del Llop is strategically located in the heart of the province of Alicante. It is 10 minutes from the international airport Alicante-Elche. The nearest train station is located in Alicante, 15 minutes from the golf course. In addition, a modern road network connects it with the main cities of Spain. Font del Llop Golf Resort is located 20 minutes away from the wonderful unspoilt beaches of the Mediterranean Sea. Therefore, the temperature is perfect (18° on average) for playing golf and other outdoor sports, with 300 days of sunshine a year. The golf course also enjoys 25 km of open terrain for hiking and mountain biking.

 3 bedrooms

 2 bathrooms

 120m<sup>2</sup> Build size