

## 3 bedroom Villa for sale in Calpe, Alicante

887,000€



Completion planned : June 2025 Beautiful project in the Empedrola II neighbourhood, a quiet urbanization but perfectly communicated with the centre of Calpe, with all its services and amenities only 4 minutes away by car. With a perfect south orientation and beautiful views to the famous Peñon, this property will offer a place of peace and tranquillity to its new tenants. This fantastic villa designed on a single floor offers three double bedrooms in suite format, a spacious and bright living-dining room connected to a modern open plan kitchen, from where you have access through large windows to the garden area where you can enjoy the swimming pool, two beautiful porches and the magnificent views to the Rock of Calpe. Fully south facing 3 bedrooms 3 Bathroom Great Terasse swimming pool Peñon and Sea view and open view As this is a pre-project, the client will be able to personalise with the architect any detail and finish he wishes. Please find below the villa specifications.

1. Fully insulated walls
2. Porcelain tiles inside and out
3. Electric entrance door for vehicles
4. Lacquered aluminum doors and windows
5. Climalit double glazing
6. Glass balustrades
7. Wardrobes with sliding doors
8. Kitchen with Silestone or Quartz worktops
9. Appliances included: oven, ceramic hob, cooker hood, fridge/freezer, microwave and dishwasher.
10. Bathrooms include vanity units with mirrors, chrome taps and showers, and wall-hung toilets.
11. Solar or aerothermal hot water.
12. Halogen lighting inside and out
13. 10 x 4 m swimming pool with LED lighting, steps, mosaic tiles and outdoor shower
14. Hot/cold air conditioning
15. Underfloor heating.

-  3 bedrooms
-  1,000m<sup>2</sup> Plot size
-  Private pool
-  New Build
-  Energy Rating: In progress
-  Central Heating

-  3 bathrooms
-  Terrace
-  Pool: Private 10 x 4
-  Equipped kitchen
-  double glazed
-  countryside views

-  176m<sup>2</sup> Build size
-  Store room
-  Off Road Parking
-  Modern
-  Covered terrace
-  Air conditioning



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