





## 5 bedroom Villa for sale in Los Perez (Ayuntamiento Almoradi/Torre Vieja), Alicante



**1,250,000€**



A Blend of modern luxury and mediterranean charm. Located in the prestigious El Portitxol area of Jávea, this exceptional 5-bedroom, 6-bathroom villa masterfully combines contemporary design with timeless Mediterranean elegance. Recently renovated and completed in 2025, the property features polished microcement flooring throughout and a sleek open-plan kitchen that flows seamlessly into expansive living areas. Set on a generous 3,000 m<sup>2</sup> plot, the villa spans 300 m<sup>2</sup> across two levels, offering ample privacy and outdoor space. The main residence includes four spacious bedrooms and five luxurious bathrooms. Large windows flood the interiors with natural light and frame breathtaking panoramic views of the iconic Montgó mountain. Year-round comfort is ensured with integrated hot and cold air conditioning. The property also includes two independent casitas: one is a fully equipped guest apartment, perfect for extended family or visitors; the other offers flexible use as a home cinema, studio, or additional storage space. Wine enthusiasts will appreciate the dedicated wine cellar, ideal for showcasing and storing fine collections. The villa also features a large driveway with ample parking for multiple vehicles, ensuring convenience and security for both residents and guests. Outside, the villa is a true Mediterranean haven. A charming BBQ area invites outdoor dining, while mature olive and fruit trees enhance the serene atmosphere. The expansive grounds offer plenty of room to relax, entertain, or explore future development potential. Just minutes from the pristine beaches of El Portitxol, this villa is a rare gem on the Costa Blanca—offering an exceptional lifestyle of luxury, privacy, and natural beauty.

 5 bedrooms  
 3,000m<sup>2</sup> Plot size

 6 bathrooms  
 Quiet area

 300m<sup>2</sup> Build size  
 Luxury specifications