

## 2 bedroom Villa for sale in Benijófar, Alicante

320,000€



Discover this elegant, contemporary detached villa, built in 2024 and located in a quiet residential area of Benijófar, just 5 minutes from Ciudad Quesada. This exclusive property sits on a private 147 m<sup>2</sup> plot and is spread over two floors carefully designed to offer comfort, style, and functionality.&#13;&#13;&#13;&#13;

On the ground floor, you'll find a spacious living-dining room flooded with natural light thanks to its large windows, offering direct access to the terrace and garden. The fully equipped, open-plan kitchen combines modernity and practicality and is complemented by a guest toilet and storage room.&#13;&#13;&#13;&#13;

The upper floor houses two double bedrooms with built-in wardrobes and an elegant bathroom with a walk-in shower. From here, you can access a magnificent private solarium, ideal for enjoying the sun, panoramic views, and the privileged Mediterranean climate.&#13;&#13;&#13;&#13;

The exterior offers a spectacular garden area with Mediterranean vegetation, a private 12.60 m<sup>2</sup> pool with a water surface, a barbecue area, and private parking with direct access from the street.&#13;&#13;&#13;&#13;














Fully furnished, with ducted air conditioning and high-quality finishes, this villa represents a unique opportunity for those seeking a second home or an investment in one of the most promising areas of the Costa Blanca.&#13;&#13;&#13;&#13;

Just 15 minutes from the beaches of Guardamar and La Mata, and just 10 minutes from the prestigious La Marquesa golf courses.&#13;&#13;&#13;&#13;

A haven of tranquility and elegance just steps from everything.&#13;&#13;&#13;&#13;

Climate:&#13;&#13;&#13;&#13;

The Costa Blanca's climate, often considered the best in Europe , enables a very sociable and healthy outdoor lifestyle , characterized by comprehensive sports and leisure facilities , and exciting, cosmopolitan resort towns that stand out for their top class services , some of them exclusive and considered truly luxurious. All of these services cater to

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|--|---|---|
|  2 bedrooms                  |  1 bathroom    |  88m <sup>2</sup> Build size |
|  147m <sup>2</sup> Plot size |  Swimming Pool |  Garden                      |
|  Garage                      |  Storage room  |  Terrace                     |
|  Furnished                   |  Solarium      |  Air conditioner             |
|  00 Turnkey                  |   |   |