



## 3 bedroom Villa for sale in Los Montesinos, Alicante

369,000€

Modern New Build Villas in La Herrada Los Montesinos With Private Pool

### Exclusive Residential Project in a Peaceful Environment

Located in the prestigious La Herrada urbanisation in Los Montesinos, this exclusive development of 16 modern villas offers privacy, comfort and an excellent quality of life. La Herrada is known for its quiet residential atmosphere, its proximity to daily services and its privileged setting between the famous salt lakes of Torrevieja and La Mata. It is an ideal location for those seeking a relaxed and healthy Mediterranean lifestyle in the south of the Costa Blanca.

### Contemporary Design With Optimised Interior Spaces

Each villa has 110 m<sup>2</sup> of well planned living space distributed over two floors, designed to maximise natural light and functionality. Built on plots starting from 185 m<sup>2</sup>, the properties offer generous outdoor areas perfect for sunbathing, entertaining or relaxing by the private pool.










### Comfortable Layout Across Two Floors

The ground floor features an open plan living room with a fully integrated kitchen and direct access to the garden and pool area. This level also includes one bedroom, a full bathroom and a convenient laundry room.

On the upper floor, there are two spacious bedrooms, each with its own bathroom, one of them en suite. Both bedrooms enjoy access to a private open terrace of 17 m<sup>2</sup>. For those who want even more outdoor space, there is an optional rooftop solarium available at an additional cost.

### High Quality Finishes and Modern Features

The villas include quality finishes such as bathroom furniture, mirrors, shower screens and underfloor heating in all

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|--|---|---|
|  3 bedrooms                  |  3 bathrooms                 |  110m <sup>2</sup> Build size    |
|  185m <sup>2</sup> Plot size |  Swimming Pool               |  Air Conditioning: Pre-Installed |
|  Beach: 9000 Meters          |  Double Bedrooms: 3          |  Garden                          |
|  Gated                       |  Laundry Room                |  Location: Rural, Urbanisation   |
|  Near Schools                |  Number of Parking Spaces: 1 |  Parking - Space                 |
|  Private Pool                |  Terrace: 118 Msq.           |  Useable Build Space: 91 Msq.    |