



## 4 bedroom Villa for sale in Calpe, Alicante

890,000€

**LOCATION:** Villa for sale in Calpe, in Maryvilla urbanization, located in a very quiet residential area, 1.8 km from Puerto Blanco, one of the most beautiful and welcoming beaches in Calpe and 3 km from the town center of Calpe that offers all kinds of services and facilities. This modern style villa enjoys stunning views of the sea and the Peñón de Ifach (symbol of the Costa Blanca), and plenty of tranquillity. **HOUSING:** It is located on a plot of 700 m<sup>2</sup> and has a total built area of 330 m<sup>2</sup> distributed over 3 floors and a solarium floor as follows: at street level we have the basement, where we find a large private parking area for 2 vehicles (with imposing automatic sliding door). On this street level we have the main entrance hall and a practical storage room. From here you can access the internal staircase that leads to the first and second floors. In this property, the possible installation of a lift has been planned that would give access to all floors, including the solarium floor. On the first floor we have a nice hall and hallway, 3 bedrooms (25 m<sup>2</sup> + 12 m<sup>2</sup> + 12 m<sup>2</sup>) and 2 bathrooms (1 en suite). The master bedroom also has a dressing area of 6 m<sup>2</sup> and a private terrace of 30 m<sup>2</sup> (with awning). On the upper floor we have 1 bedroom of 18 m<sup>2</sup> with en-suite bathroom, pantry, 1 guest toilet, impressive living room kitchen (all open concept, with island, altogether 75 m<sup>2</sup>), which accesses a panoramic terrace of 20 m<sup>2</sup>. On this floor we also have a laundry room and an auxiliary terrace of 15 m<sup>2</sup> + 40 m<sup>2</sup> that through an external staircase communicates with the solarium floor where we find a fabulous outdoor terrace of 80 m<sup>2</sup> (in natural wood and artificial grass, with different environments very well achieved), where we have a rectangular pool of 8x4 meters, a relaxation area, a chill-out area, a barbecue area, a storage area, 1 toilet and outdoor shower. **EQUIPMENT:** This avant-garde design villa was built in 2008 and is currently in very good condition. It is equipped with underfloor heating and ducted air conditioning (hot and cold), designer bathrooms and kitchen, stainless steel and glass railings... The garden is basic and low maintenance. Through the garden an external staircase has been created which gives access to all levels of this property, including the solarium and swimming pool. This villa stands out for its design and for its great panoramic views. Do not hesitate to contact us for more information or for a viewing!

- |                             |                |                              |
|-----------------------------|----------------|------------------------------|
| 4 bedrooms                  | 4 bathrooms    | 330m <sup>2</sup> Build size |
| 700m <sup>2</sup> Plot size | Swimming Pool  | air conditioning hot cold    |
| alarm                       | barbecue       | construction year: 2008      |
| covered terrace             | double glazing | fenced plot                  |
| furnished                   | garden         | heating radiating floor      |
| internet                    | laundry        | near the beach               |
| near the town center        | open terrace   | outdoor shower               |
| parking                     | phone          | satellite tv                 |