

## 3 bedroom Villa for sale in Orihuela Costa, Alicante

488,000€



Luxury New Build Villas in Las Filipinas, Orihuela Costa

### Exclusive Villas Near the Beaches of Orihuela Costa

Discover an exclusive new development of only 7 independent luxury villas located in Las Filipinas, a well established residential area in Orihuela Costa. This peaceful neighborhood offers a relaxed Mediterranean atmosphere with all essential services nearby, including supermarkets, restaurants, bars and shopping centers. Situated less than 5 km from the beautiful sandy beaches of the Costa Blanca, these villas combine modern architecture, comfort and functionality in a prime coastal setting.




















### Two Contemporary Villa Models to Choose From

The development offers two stylish villa designs, both featuring a private swimming pool and parking space within the plot:

The single level model includes 3 bedrooms and 2 bathrooms, one of them en suite. It offers 113 m2 built on generous plots of almost 300 m2, ideal for easy living on one floor.

The two level model plus basement offers 260 m2 built on plots of more than 220 m2. This layout includes 3 bedrooms, 3 bathrooms, two terraces on the first floor and a spacious basement. The basement can be customized as an office, games room, gym or private cinema, providing flexible living space for modern lifestyles.

Both models offer the option to add a private solarium at an extra cost. The single level villa also has the option to add a basement as an extra.

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|--|--|---|
|  3 bedrooms                  |  2 bathrooms                      |  113m <sup>2</sup> Build size    |
|  282m <sup>2</sup> Plot size |  Swimming Pool                    |  Useable Build Space: 100 Msq.   |
|  Parking - Space             |  Double Bedrooms: 3               |  Air Conditioning: Pre-Installed |
|  Beach: 5000 Meters          |  Near Golf / Golf Resort Property |  garden                          |
|  Number of Parking Spaces: 1 |  Location: Coastal, Urbanisation  |  Near Schools                    |
|  Near bus route              |  Terrace: 20 Msq.                 |  Private pool                    |
|  Gated                       |  |   |



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