

## 5 bedroom Villa for sale in Cap Blanc (Moraira/Teulada), Alicante

1,995,000€



EXCLUSIVE PACKAGE INCLUDED WITH ALL OUR PROPERTIES. Magnificent 5 Bed 4 Bath Villa in Moraira Teulada Alicante. PROPERTY OVERVIEW: Save €18,000 with this property. This exceptional new-build luxury villa in Moraira combines cutting-edge design, premium quality finishes, and an enviable location within walking distance of both the town centre and its beautiful Mediterranean beaches. Designed to offer maximum comfort and elegance, the property is distributed across three spacious levels, each carefully planned to enhance light, space, and functionality. The ground floor welcomes you with a bright and expansive living area that flows seamlessly into a contemporary open-plan kitchen, complete with a central island and high-end appliances. This level also features a guest toilet and a generously sized bedroom with its own en-suite bathroom, making it ideal for guests or convenient single-level living. Large openings connect the interior to the outdoor spaces, where a rectangular infinity-style swimming pool and a dedicated barbecue area create the perfect setting for relaxation and entertaining. On the upper floor, three spacious bedrooms each benefit from their own en-suite bathrooms, offering privacy and comfort for family members or guests. The layout ensures an abundance of natural light and a refined sense of space throughout. The basement level adds further practicality, housing a double garage and a fully equipped laundry area. The villa is finished to a high standard, featuring Technal carpentry with safety glass, a fully fitted kitchen with Siemens appliances, and stylish bathrooms with fittings by Roca. Additional features include LED lighting, an energy-efficient aerothermal system for hot water and underfloor heating, and ducted air conditioning for both heating and cooling throughout the home. Solar panels enhance energy efficiency, while fitted wardrobes, electric shutters, and comprehensive security provisions, including an interior alarm and pre-installation for exterior systems and cameras, ensure comfort and peace of mind. The landscaped garden is fully finished and designed for low maintenance, complemented by automatic access gates and a south-facing orientation that maximizes sunlight throughout the day. With an A-rated energy classification and a perfect balance of luxury, technology, and location, this villa offers an outstanding opportunity to enjoy modern Mediterranean living at its finest. PROPERTY LOCATION: Moraira is a charming coastal

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|  5 bedrooms                    |  4 bathrooms         |  370m <sup>2</sup> Build size |
|  1,003m <sup>2</sup> Plot size |  Swimming Pool       |  Private Terrace              |
|  En-Suite Bathroom             |  Close to Amenities  |  Close to Golf                |
|  Close to Shops                |  Parking             |  Open Plan Design             |
|  Close to Sandy Beaches        |  Contemporary Finish |  Near Beach                   |
|  Near Transport                |   |  |



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