

## Villa for sale in La Marina, Alicante

1,590,000€



LUXURY VILLA WITH PROTECTED VIEWS, JUST 5 MINUTES FROM LA MARINA BEACH

Lisa Frain Real Estate Agency is delighted to present this spectacular contemporary villa, built in 2024 to the highest standards. With its modern design, spacious interiors and breathtaking views, this property offers the perfect combination of luxury, comfort and location.

On the main level (215 m<sup>2</sup>, 273 m<sup>2</sup> under roof), you will find a bright master bedroom with walk-in wardrobe, en-suite bathroom and exceptional views. A second bedroom also features an en-suite and overlooks the park and landscaped gardens. The spacious living room includes a cosy fireplace and enjoys open views of the pool, the natural park and the gardens. The fully equipped kitchen includes a utility/laundry room. From here, you step onto a magnificent 73 m<sup>2</sup> terrace overlooking the 8x4 m private pool.

One of the most attractive features of this home is its outlook: the villa backs directly onto a protected nature reserve, meaning the greenery and sweeping views will never be built on or disrupted. From a private door, you can step straight into this natural parkland and enjoy multiple walking routes. Not only are the views stunning, but the sunsets over the reserve are simply unforgettable.

The lower level offers an independent living space of 170 m<sup>2</sup> across two floors. This area is currently unfinished, giving you the flexibility to design and personalise the layout to suit your lifestyle. The planned project allows for 4 bedrooms, 2 bathrooms, a generous open-plan living/dining area, open kitchen, utility room and a large 44 m<sup>2</sup> basement – but it can be adapted entirely to your needs.

In total, the villa provides 5 or 6 bedrooms (two en-suite), 4 bathrooms, two spacious living/dining rooms with fireplaces, two kitchens (one open and one closed), two utility rooms, and a basement.

Additional features include a double garage with electric door and video intercom, with options to add a second pool on the lower level or build extra covered parking.

🛏 0 bedrooms

🚿 0 bathrooms

🏠 487m<sup>2</sup> Build size

📏 1,320m<sup>2</sup> Plot size