

## 3 sovrum Villa till salu i Moraira, Alicante























**1.475.000€**

Located in a quiet cul-de-sac in Moraira, this elegant new build villa offers a perfect combination of contemporary design, energy efficiency and high quality materials. The property is south facing and has 2 floors connected internally. The ground floor has a welcoming entrance porch, entrance hall, spacious living-dining room with direct access to the porch and the terrace with swimming pool, kitchen with island and access to the exterior, laundry room, guest toilet and a double bedroom with en suite bathroom and fitted wardrobes. Upstairs there are two double bedrooms, both with fitted wardrobes, en suite bathrooms and access to a sunny terrace.

Equipped with aerothermal system for underfloor heating, air conditioning, aluminium exterior carpentry with double glazing, home automation, LED lighting and designer bathroom fittings. The kitchen includes Bosch appliances and top of the range worktops.

Outside, the villa offers a private swimming pool, garden, parking for two vehicles within the plot and natural stone walls that elegantly delimit the plot.

A property ready to enjoy, in a privileged location and with all modern comforts.

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|  3 sovrum                      |  4 badrum             |  349m <sup>2</sup> Bygg storlek |
|  963m <sup>2</sup> Tomtstorlek |  Simbassäng           |  Air conditioning               |
|  Automatic gate                |  Automatic irrigation |  Balcony                        |
|  Built-in cabinets             |  Central Heating      |  Double glass                   |
|  Electricity                   |  Floor heating        |  Garden                         |
|  Intercom                      |  Patio                |  Pool                           |
|  sewerage                      |  Solarium             |  Terrace                        |
|  water                         |  |  |