

## 8 sovrum Villa till salu i Novelda, Alicante

399.999€



Discover this exceptional luxury villa in Novelda, offering the perfect blend of privacy, space, and Mediterranean charm. Nestled on a fully fenced 10,000 m<sup>2</sup> elevated plot, this stunning property is just 25 minutes from the beach, the Alicante airport, and only 5 minutes from Novelda and all its daily amenities.

**Main House – Sophisticated Design**  
 Across 3 Levels Main Floor: Features a grand 55 m<sup>2</sup> salon, independent kitchen, 2 spacious bedrooms, 2 bathrooms, and a large garage. Second Floor: Includes a cosy salon, 2 additional bedrooms, a bathroom, and a terrace with breathtaking mountain views. Basement: Equipped with multiple storage rooms and a natural cave, ideal as a wine cellar. Additional highlights: Covered terrace, handmade wooden doors and windows, artisan fireplace, and other elegant design details.

**Guest House – Comfortable and Independent**  
 Located next to the main house's basement area, the guest house has a separate entrance, roofed terrace, it includes 3 bedrooms, a kitchen, and a bathroom — perfect for visiting family or rental opportunities.

**Outdoor Oasis**  
 17 x 7 m swimming pool set next to a BBQ area – ideal for entertaining. Stylish landscaped garden and courtyard with generous parking and space for outdoor events. Mature trees provide natural shade and create a peaceful, secluded environment.

**Utilities & Access**  
 Connected to mains water and electricity. Easy access via a well-maintained dirt road.

**Further expansion**  
 It is possible to acquire additional 37000 m<sup>2</sup> of land around the house for extra 150.000 €. The land could serve for keeping horses, growing a vineyard, there are also plans to separate the land to 3 different building parcels, each with water and electricity connection, presenting an interesting investment opportunity.

This villa offers luxurious countryside living with proximity to the coast and urban convenience. A rare opportunity for those seeking tranquility, style, and space in one of the most desirable areas of the Costa Blanca. Don't hesitate to give us a call and arrange a viewing!

**About the area:**  
 Set among vineyards and rolling hills, Novelda is a picturesque town that blends traditional Spanish charm with modern convenience. Just 25 minutes from the beach and close to Alicante city and airport, it offers a peaceful lifestyle surrounded by nature, yet never far from the action. With its rich history, local markets, friendly atmosphere, and stunning mountain views, Novelda is ideal for those seeking a calm, authentic way of life in the heart of the Costa

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|----------------------------------|-------------------|--------------------------------|
| 8 sovrum                         | 4 badrum          | 414m <sup>2</sup> Bygg storlek |
| 10.000m <sup>2</sup> Tomtstorlek | Balcony           | Entrance gate, automated       |
| Courtyard                        | Veranda           | Internet                       |
| Indoor fireplace                 | Barbeque          | Kitchen appliances             |
| Parking, Garage                  | Landscaped garden | Self contained annex           |
| Fully furnished                  |                   |                                |