



## 4 sovrum Villa till salu i Moraira, Alicante

875.000€



This villa is located in the quiet residential area of Benimeit in Moraira. The property is distributed over two floors with an internal staircase and situated on a large inclining plot. There is parking for two cars outside the vehicle gate and parking for several cars/vehicles outside the villa. From the parking area there is a path and then six steps up the balcony where the front door is located. You enter into the villa into a small hallway which includes the guest toilet, from here you enter into a very large living dining area with feature fireplace, beamed ceiling and many traditional features. To the right through an archway is the kitchen which includes blue and white cupboards and Blue Pearl granite worktops. Appliances include oven, gas hob, extractor, dishwasher and fridge/freezer. Further down the hallway is the back door to the open terraces and the barbecue area, and then you enter the master bedroom, a large room with built-in wardrobes and an archway leading to the spacious en-suite bathroom which has two vanity basins, bath and shower. Through double doors in the living room you enter the semi-circular terrace with glass curtains and wonderful sea and countryside views, a wonderful place to dine or relax. Off to the left of the living room is an office area in the landing at the top of the staircase, at the bottom of the staircase is a lockable door, handy if you wish to separate the two living areas. The ground floor also has a very large living/dining area with an open plan kitchen area, the same design as the kitchen upstairs and including the same appliances. Off the living room there are two large bedrooms with en-suite bathrooms, another double bedroom and a house shower room. One of the bedrooms has access to the house parking area and another has access to an under-build storage area. From the living room there is a door out to the open terrace where you will find a utility room and the staircase down to the pool. The pool terrace has plenty of space for sunbeds and includes a 11 x 3m pool, there us a large lower garden beneath the pool area which has been left natural.- Key points:- Built: 1979- Owners since 2007- Sea and countryside views- Gas central heating- Air conditioning in all of the bedrooms- Wood-burner- Alarm- Internet available- Part double glazed- Some shutters- Furniture included- Annual taxes 1,200€ (property tax and rubbish tax total)- Distances:- Shopping centre 1.0km Golf 2.4km Town centre 2.7km International supermarket and a large choice of restaurants 4km Motorway

- |                                 |                            |                                |
|---------------------------------|----------------------------|--------------------------------|
| 4 sovrum                        | 4 badrum                   | 357m <sup>2</sup> Bygg storlek |
| 1.561m <sup>2</sup> Tomtstorlek | Simbassäng                 | air conditioning               |
| alarm system                    | barbecue                   | central heating                |
| countryside views               | Energy Rating: In progress | Fire place                     |
| Off road parking                | Parking                    | Pool: Private                  |
| View: Sea views                 |                            |                                |