



## 4 sovrum Villa till salu i Calpe, Alicante

695.000€

This property, currently used as an office, offers enormous potential to be transformed into an exclusive home in one of the most sought-after areas of Calpe, just a few minutes' walk from the sea and surrounded by Mediterranean residential villas. Layout The house has a total built area of approximately 240 m<sup>2</sup>, distributed over two floors plus a solarium. • Ground floor (119.70 m<sup>2</sup>): entrance hall, guest toilet, and several rooms currently adapted as offices. • Upper floor (120 m<sup>2</sup>): kitchen with laundry room, bright living room with views of the Peñón de Ifach and a bit of sea, access to a large porch, guest toilet, and a bedroom with en-suite bathroom. • From this floor there is access to the solarium terrace, offering beautiful sea views. • Year of construction: 2022 • Plot area: 666 m<sup>2</sup> The property has both interior and exterior access between floors and enough space to build a private pool and renovate it according to your taste and needs. Architecture and style The villa stands out for its contemporary and elegant architecture, with a composition of straight lines and curved volumes that give it a unique personality. The deep blue tiled roofs add a distinctive Mediterranean touch, while the large windows and cylindrical columns enhance the brightness and sense of spaciousness. The curved details on balconies and towers give it a majestic and original air. Surroundings Located in one of the most privileged areas of Calpe, this property is very close to the sea, in a peaceful environment surrounded by Mediterranean vegetation — palm trees, pines, and native shrubs. Within short distance are all amenities, restaurants, and beaches, making it an ideal location both for year-round living and holiday enjoyment. A unique opportunity Thanks to its solid structure and unique architectural style, this property can easily be renovated, adapting the interior to your liking to create a modern and bright villa by the sea. It is perfect for those seeking a house with character and a premium location, offering the possibility to combine residential life and workspace in one of Calpe's most exclusive areas. If you are attracted by its potential and wish to visit, contact us and come discover it.

- 4 sovrum
- 666m<sup>2</sup> Tomtstorlek
- doble glazing
- storage room

- 1 badrum
- construction year: 2022
- open terrace

- 240m<sup>2</sup> Bygg storlek
- covered terrace
- parking