



## 3 sovrum Villa till salu i Ciudad Quesada, Alicante

460.000€



Elegant West-Facing Villa with Private Pool&#13;&#13;

This well-presented three-bedroom villa is set on a generous 575 m<sup>2</sup> plot, offering privacy, comfort, and an ideal Mediterranean lifestyle. The property benefits from a desirable west-facing orientation, providing abundant natural light and beautiful afternoon and evening sunshine.&#13;&#13;

The villa features a welcoming living area with a fireplace, complemented by air conditioning, ceiling fans, and gas central heating, ensuring year-round comfort. A separate fully fitted kitchen comes complete with white goods and is supported by a practical utility room for added convenience.&#13;&#13;

There are three spacious bedrooms, all with fitted wardrobes, including a master bedroom with en-suite bathroom. A second family bathroom serves the remaining bedrooms. The layout is ideal for both permanent living and holiday use.&#13;&#13;

Outdoor living is a key highlight, with a private swimming pool, attractive garden areas offering garden and pool views, and a glazed terrace perfect for relaxing or entertaining throughout the year. A solarium provides additional outdoor space for sunbathing and enjoying the surroundings.&#13;&#13;

The property benefits from electric gates, a gated entrance, and off-road parking for two vehicles, ensuring both privacy and security. Furniture is negotiable, allowing for a smooth and flexible transition.&#13;&#13;

Ideally located just 5 minutes from local amenities, 10 minutes from the beach and golf courses, and approximately 30 minutes from the airport, this villa offers an excellent opportunity as a permanent residence, holiday home, or investment property.

- 🛏 3 sovrum
- ✓ Simbassäng
- ✓ Private pool
- ✓ Utility room
- ✓ Fitted wardrobes
- ✓ Gated Entry
- ✓ Garden View
- ✓ West Facing

- 🚽 2 badrum
- ✓ Air conditioning
- ✓ Solarium
- ✓ Glazed terrace
- ✓ Ceiling fans
- ✓ separate kitchen
- ✓ Furniture - Negotiable
- ✓ Gas Central Heating

- ❖ 575m<sup>2</sup> Tomtstorlek
- ✓ Fireplace
- ✓ Off road parking
- ✓ White goods
- ✓ Pool View
- ✓ Electric Gates
- ✓ Ensuite