

## 4 sovrum Villa till salu i Petrer, Alicante

490.000€



We are pleased to present this Beautiful property Located in the exclusive and gated urbanisation of Loma Bada, situated between Elda and Petrer, this detached Mediterranean villa sits on a spacious plot of 1,765 m<sup>2</sup>. The property combines character, privacy, and mature greenery with excellent accessibility to Alicante, the beaches, and the airport.

With a total built area of 381 m<sup>2</sup>, distributed over two floors and a multifunctional basement, this villa offers ample living space. The home features four spacious bedrooms and two bathrooms, including a bedroom with an en-suite bathroom.

The living spaces have a warm and classic Mediterranean feel. The living room forms a central place in the house and offers ample space for both relaxation and entertaining guests. The kitchen has a traditional appearance and is practically furnished. Additionally, there is a separate laundry room and an extra shower room on the ground floor.

The basement features a spacious room with a fireplace and can be used flexibly as, for example, a fitness room, studio, wine cellar, lounge, or extra storage. Thanks to its location beneath the home, this space remains pleasantly cool during the summer months.

### Outdoor living

The outdoor space is neatly landscaped with a lawn, mature palm trees, and various seating areas. The swimming pool of approximately 56 m<sup>2</sup> (registered as 'deportivo') forms the centerpiece of the garden. There is space for outdoor dining, a barbecue area, and multiple terraces to find both sun and shade.

The location within Loma Bada ensures peace and security. The urbanization is gated and equipped with access

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|  4 sovrum                        |  3 badrum        |  381 m <sup>2</sup> Bygg storlek |
|  1.765m <sup>2</sup> Tomtstorlek |  Simbassäng      |  Barbecue                        |
|  Garage                          |  Central heating |  Fireplace                       |
|  Fast internet & phone           |  Fenced plot     |  Mains electric                  |
|  Mains sewerage                  |  Mains water     |  Pool: Private                   |