





## 3 sovrum Villa till salu i Denia, Alicante

695.000€

This modern, newly built villa is located in the Tossal Gross area, a prime location that combines residential tranquility with proximity to the center of Dénia, the beach, and all essential services. The property stands out for its contemporary design and strategic south and southeast orientation, guaranteeing natural light throughout the day and offering unobstructed views of the Montgó Natural Park. On the main floor, the living space comprises a spacious living-dining room with direct access to the private terrace, a fully equipped open-plan kitchen, and a full bathroom. The upper floor, accessed by a staircase, features three double bedrooms with ample built-in wardrobes and two full bathrooms, one of which is en-suite in the master bedroom. The property sits on a plot with parking space for one or two vehicles and is part of a residential complex that offers a communal swimming pool and children's playground. Its location in Dénia allows you to enjoy an exceptional setting, recognized as a UNESCO Creative City of Gastronomy and famous for its more than 20 kilometers of coastline, which alternate between the extensive sandy beaches of Las Marinas and the rocky coves of Las Rotas. With the Montgó massif as a backdrop and excellent maritime connections to the Balearic Islands, this villa represents an ideal opportunity for those seeking quality of life and modern amenities on the Costa Blanca.

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|  3 sovrum                      |  3 badrum |  216m <sup>2</sup> Bygg storlek |
|  293m <sup>2</sup> Tomtstorlek | <input checked="" type="checkbox"/> Built-in cabinets  | <input checked="" type="checkbox"/> Balcony  |
| <input checked="" type="checkbox"/> Automatic gate   | <input checked="" type="checkbox"/> Automatic irrigation                                     | <input checked="" type="checkbox"/> Intercom   |
| <input checked="" type="checkbox"/> outdoor shower   | <input checked="" type="checkbox"/> Patio  | <input checked="" type="checkbox"/> Parking Space  |
| <input checked="" type="checkbox"/> Roller Shutters  | <input checked="" type="checkbox"/> Pool   | <input checked="" type="checkbox"/> water  |
| <input checked="" type="checkbox"/> sewerage   | <input checked="" type="checkbox"/> Terrace  | <input checked="" type="checkbox"/> Air conditioning   |
| <input checked="" type="checkbox"/> garden   | <input checked="" type="checkbox"/> Alarm  | <input checked="" type="checkbox"/> Furnished  |
| <input checked="" type="checkbox"/> Electricity  | <input checked="" type="checkbox"/> Central Heating  | <input checked="" type="checkbox"/> Double glazing   |

