



VIASS



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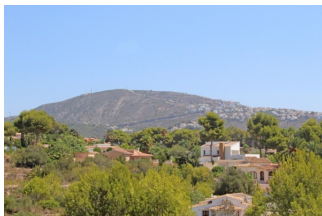
REF: # 11627

CALPE/MORAIRA



## INFO

PRIS:	599.000 €
BOLIG TYPE:	Villa
STED:	Calpe/Moraira
SOVEROM:	4
Bad:	4
BOAREAL ( m2 ):	244
TOMT ( m2 ):	812
Terrasse ( m2 ):	-
ÅR:	-
ETASJER:	-
MELDING	-



## BESKRIVELSE

Set in a tranquil cul-de-sac, discover an inviting South-facing villa on an expansive 812m2 private plot. As you enter through the sturdy wooden gates, a convenient driveway provides space for two cars. The property is surrounded by easy-care Mediterranean gardens. Inside, you'll find a spacious 56.90m2 naya, a great place to take in the surroundings. Natural light fills the open living and dining area, featuring a cozy fireplace. The well-equipped kitchen with modern appliances like a dishwasher, hob, oven, microwave, and fridge/freezer flows seamlessly from the living space. A utility room is also accessible from the living area, adding practicality. Towards the back, a dining area leads to another covered naya, perfect for enjoying meals outdoors. The lower level houses a family shower room, a twin bedroom, and two double bedrooms with fitted wardrobes. One of the doubles includes an en-suite shower, while the other has an en-suite bathroom. This level encompasses 147.70m2. Upstairs, a staircase leads to the second level, covering 40.30m2. Here, a spacious master bedroom with fitted wardrobes and an en-suite bathroom awaits. Step onto the 9.10m2

terrace, which can be shaded, providing a delightful spot for morning coffee or a pleasant evening meal with Mediterranean views. Outside, relaxation reigns, including access to a heated pool with roman steps and both hard and soft covers for year-round use. A poolside shower and a BBQ area complete the outdoor amenities. Additional comforts include hot and cold air-conditioning, electric heating, double glazing throughout most of the property, fitted wardrobes, ceiling fans, an oil-heated chlorine pool, and a summer kitchen. Ideally located in a quiet cul-de-sac, this villa offers an appealing Mediterranean retreat for those seeking comfort and charm.



UTSIKT

- Panorama

OPPVARMING

- Sentral gas oppvarming

ENERGETIC CERTIFIED



**"OUR EXPERIENCE IS YOUR GUARANTEE"**