



**Property type :** Villa

**Location :** Villamartin

**Area :** Alicante

**Bedrooms :** 3

**Bathrooms :** 2

**Year built :** 2021

**Swimming pool :** Private

**Garden :**

**Orientation :** East

**Views :** Countryside views

**Parking :** Driveway

**House area :** 256 m<sup>2</sup>

**Plot area :** 112 m<sup>2</sup>

**Solarium area :** 104 m<sup>2</sup>

**Airport :** 40

**Beach :** 7

**City :** 5

**Golf :** 2

- |   |                                       |                  |
|---|---------------------------------------|------------------|
| ✓ Fast Internet & Phone                 | ✓ Mains Electric                      | ✓ Mains Water    |
| ✓ Pre-installation for Air Conditioning | ✓ Electric Gates                      | ✓ Double Glazing |
| ✓ Walking Distance To Town              | ✓ Walking Distance - Restaurant / Bar | ✓ Fenced Plot    |
| ✓ Terrace                               | ✓ Solarium                            | ✓ White Goods    |
| ✓ Mains Sewerage                        |                                       |                  |

Private complex composed of detached villas with parking, solarium, garden, and private swimming pool. It is a modern and design house built using the best finishes and highest quality materials.

The location allows you to enjoy an incredible view, as well as being close to Blue Flag Beaches and the best golf courses in the area, Villamartin, Campoamor and Las Ramblas.

The Villas have an open plan living and dining area, which opens out onto the front garden with one parking space, and private pool. The master bedroom also opens out onto the front garden. The master bedroom has fitted wardrobes, and an en-suite shower room, with shower enclosure, W/C and fitted vanity sink unit.

The other two bedrooms also come with fitted wardrobes.

There is a separate shower room between the two bedrooms.

Both of these bedrooms come with sliding doors that open onto the side of the Villa.

There is also an option to have a basement model, with either 4 or 5 bedrooms in total, and a further living area and bathroom in the basement. The extra basement area is 77.82m<sup>2</sup>.

The rooftop Solarium is 75.09m<sup>2</sup> total area and has the pre-installation for a Jacuzzi fitted and across the front of the solarium are fitted glazed panels that overlook the pool area.

The private pool is 6m x 2.5m and is fully finished, with the outdoor shower close to the poolside. The Villa comes with a fully tiled terrace around the Villa, and some green areas with artificial grass. The garden has been designed to be very low maintenance.

Throughout the Villa is Pre-Installation for the Air conditioning, and Pre-installation for the alarm system. Indoor and outdoor lighting is included.

Basement Option:

Additional 46,000€ with ramp and Car Park.

Additional 68,000€ with 2 Bedroom, 1 Bathroom, Living room.

The basement adds an additional 120.00m<sup>2</sup> to the Villa.

It can be delivered in a basic finish, or as a fully finished basement. You have the option of adding either 1 or 2 bedrooms to the Villa, and a bathroom including furniture and additional living room.

The Villas are located in a natural environment but at the same time with all the services very close, there are supermarkets, many cafes and restaurants, health clinics, hospital, banks, schools, that will make your life easier.

Many Blue Flag Beaches are close to the Villa, with the nearest just a 7 minute drive.

Totally natural environment with pinewood and Salt Lake views, but close to Torrevieja town where you will find all the amenities and services you will need, and 10 minutes drive to La Zenia Boulevard commercial centre where you will find the best shops, pubs, restaurants, supermarket, pharmacy, banks, and Torrevieja hospital.

Alicante Airport is 40 Minutes.