



# Semi-Detached House for sale in Daya Nueva, Daya

266,000 €

Nueva

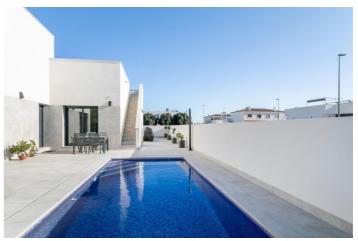
Reference: R5043994 Bedrooms: 2 Bathrooms: 2 Build Size: 93m<sup>2</sup> Terrace: 100m<sup>2</sup>















# La Vega Baja, Daya Nueva

#### ONLY ONE VILLA REMAINING - A MEDITERRANEAN LIFESTYLE ON A SINGLE LEVEL

This is your last chance to own a modern, high-quality semi-detached villa in the tranquil yet well-connected community of Nueva Daya. With just one home left in this exclusive development, now is the time to make your move. Key Property Details:

- 2 spacious bedrooms
- 2 stylish bathrooms
- Private splash pool of 14 m<sup>2</sup>
- Plot size: 193.84 m<sup>2</sup>
- Built area: 93.30 m<sup>2</sup>
- Open-plan living, dining, and kitchen area
- Walking distance to town center
- 10 minutes to beaches of La Marina del Pinet and Guardamar del Segura
- 25 minutes from Alicante International Airport via A-70

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## **Superior Construction & Features**

#### **FOUNDATION & STRUCTURE**

- · Built with reinforced concrete, fully compliant with current earthquake-resistant standards
- Designed using pillars, unidirectional floor structures, and metal staircase framing

#### **FACADE**

- Excellent with thermal performance: keeps interiors warm in winter and cool in summer
- Finished with one-coat render and premium exterior stoneware

## **EXTERIOR CARPENTRY**

- PVC windows and doors, sliding or folding based on design
- Includes thermal bridge breaks for optimal insulation

# **INTERIOR CARPENTRY**

• Fitted wardrobes with white finishes throughout the bedrooms and storage areas

#### **PAVING**

• High-quality stoneware tiles in neutral colors for both indoor and outdoor surfaces

#### **GLAZING**

• Double glazing, low-emission, ensuring thermal and acoustic comfort

#### **ELECTRICAL & LIGHTING**

- Niesen Zenit brand fittings (or similar) in white or matching tones
- Recessed LED downlights throughout the home
- TV and telephone sockets in living room and bedrooms
- Full telecommunications access points in all key rooms

## **HEATING & CLIMATE**

- Electric water heater
- Pre-installed air conditioning ducts throughout the home

This villa combines modern Mediterranean design with premium finishes and exceptional build quality. Perfect for year-round living or as a stylish vacation escape in a peaceful residential setting.

Only one villa remains—contact us today to schedule a viewing before it's sold!





# **Features:**

FeaturesOrientationClimate ControlPrivate TerraceSouth EastPre Installed A/C

Private Terrace South East Pre Instal
Ensuite Bathroom
Double Glazing

Fitted Wardrobes

Setting Condition Pool

Village New Construction Private

Kitchen Garden Parking

Kitchen-Lounge Private Private

Utilities
Electricity