



## Detached Villa for sale in Pedreguer, Pedreguer

775.000 €

Referenz: R5104498 Schlafzimmer: 3 Badezimmer: 2 Grundstücksgröße: 717m<sup>2</sup> Garten: 271m<sup>2</sup>





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## Marina Alta, Pedreguer

Unique opportunity! Villa ready to move into This charming Ibiza-style villa in the Solana II urbanization offers panoramic mountain views and a south-facing orientation, ideal for enjoying the Mediterranean sun. Spread over two floors, this house perfectly combines Ibiza design with functionality. On the main floor, a bright living-dining room with an integrated kitchen welcomes you, creating a cozy space for entertaining and family life. It also features two bedrooms, a guest bathroom, and a patio. From the terrace, you can relax outdoors under the wooden pergola, enjoy the pool, and the barbecue area. On the first floor, the master bedroom with an en-suite bathroom, dressing room, and access to a private terrace offers stunning mountain views. The property is equipped with terracotta floors, air conditioning, underfloor heating, built-in wardrobes, a fully furnished kitchen, and high-quality finishes. The plot is fully fenced, ensuring privacy and security. The property is accessed through two entrances: a pedestrian gate, perfect for those arriving on foot, and a sliding vehicle gate, facilitating easy entry and exit. The property includes two convenient parking spaces, allowing for easy parking. The garden, designed to be low-maintenance, offers a pleasant and functional green space without requiring extensive maintenance. The plot also features a heated pool, allowing for a comfortable swim year-round, without worrying about temperature fluctuations. The location is unbeatable, with the town of Pedreguer just 1 km away, the Portal de la Marina Shopping Center 6 km away, and the beaches of Denia and Javea 10 and 14 km away, respectively. With excellent road access, close to the N-322 and AP-7 motorway, and with the airports of Alicante and Valencia 102 km and 110 km away, respectively, this property offers perfect connections to the rest of the world. A unique opportunity to enjoy Mediterranean life in a privileged setting!



## Eigenschaften:

### Merkmale

Überdachte Terrasse

Lagerraum

### Sicherheit

Alarmanlage