



## Detached Villa for sale in Almoradí, Almoradí

429,000 €

Reference: R5164498 Bedrooms: 4 Bathrooms: 3 Plot Size: 207m<sup>2</sup> Build Size: 141m<sup>2</sup>





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## La Vega Baja, Almoradí

Wonderful 3-bedroom villa with pool and parking in Las Heredades Upon entering the ground floor, you will discover a spacious living room filled with natural light that invites socialising and relaxation. The modern and functional kitchen is integrated into the living room, creating an open and welcoming space. On this same floor, there is a master bedroom with an en-suite bathroom, offering privacy and comfort, as well as an additional guest toilet. Upstairs, there are two more bedrooms, perfectly distributed, along with a full bathroom that serves the floor. From here, you can access a terrace that offers views of the surroundings, ideal for enjoying the outdoors in peace and quiet. The exterior of the villa is designed for enjoyment and relaxation: a large semi-covered terrace with a swimming pool invites you to enjoy the sun and water on warm days, while the semi-covered garage provides comfort and security for vehicles.

**LOCATION:** Las Heredades, a picturesque and peaceful rural enclave located in the municipality of Rojales, offers the perfect combination of serenity and accessibility. Located in the Vega Baja del Segura region, this hamlet is just 5 km from the centre of Rojales, allowing you to enjoy the tranquillity of the countryside without sacrificing urban amenities. Its proximity to the CV-920 motorway provides easy access to nearby towns such as Benijófar, Ciudad Quesada, Guardamar del Segura and Torrevieja, all less than 15 minutes away by car. This strategic location allows residents to enjoy the shopping, dining and leisure facilities these towns have to offer, as well as their beaches and golf courses. In terms of air connectivity, Las Heredades is approximately 38 km from Alicante-Elche Airport (ALC), which is about a 30-35 minute drive. In addition, Murcia Region International Airport (RMU) is about 47 km away, further facilitating travel options. If you have any questions, please do not hesitate to contact us!



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## Features:

### Features

Private Terrace

Wood Flooring

Barbeque

### Pool

Private

### Utilities

Drinkable Water

### Climate Control

Central Heating

### Furniture

Not Furnished

### Condition

Excellent

### Parking

Garage