



## Detached Villa for sale in Pedreguer, Pedreguer

529,000 €

Reference: R4645804 Bedrooms: 3 Bathrooms: 2 Plot Size: 300m<sup>2</sup> Build Size: 114m<sup>2</sup> Terrace: 14m<sup>2</sup>





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## Marina Alta, Pedreguer

10 Ibiza style 3 bedroom, 2 bathroom, detached villas with sea views and private swimming pools.

Located just a 5 minute drive from the town of Pedreguer on Monte Solana and less than 15 minutes from the beaches and town of Denia. All villas consist of an open-plan kitchen, diner and living room, 3 double bedrooms, one of which is with an en-suite shower room and a second separate shower room. Patio doors lead out to the pool terrace which offers amazing sea and valley views.

Some of the villas are accessed via a staircase and there is an option to have an external lift installed at an extra cost.

Plot of 300m<sup>2</sup>

Living area and porch of 114.09m<sup>2</sup>

Swimming pool of 6 X 3 meters with preinstallation of pool heating, glass railings on pool terraces.

Double car port.

Basic finish to gardens.

Model Cortizo 60-4200 external carpentry in colour RAL7016

Glass UV protected minimum 4/6/4.

Solid wood interior carpentry in white, door handles of brushed steel.

Wardrobe doors swish brake system.

False ceilings with curtain recess' in bedrooms and lounge.

Ducted Air Conditioning/heating powered by Panasonic reverse heatpump.

Modern ceramic tiles on floors and bathroom walls.

Kitchen wall and floor units with granite tops.

Sanitary ware including floating WC, vanity units, modern shower bases, mixer taps in black or chrome.

Mix of tiled and plastered façade.



## Features:

### Features

Covered Terrace  
Private Terrace  
Ensuite Bathroom  
Double Glazing  
Fitted Wardrobes  
Near Mosque  
Near Church

### Views

Sea  
Mountain  
Panoramic  
Pool

### Pool

Private

### Garden

Private

Easy Maintenance

### Utilities

Electricity

### Orientation

North East  
North West

### Setting

Close To Golf  
Close To Port  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Country  
Close To Forest  
Close To Marina

### Furniture

Not Furnished

### Security

Electric Blinds

### Category

Holiday Homes  
Investment  
Golf  
Off Plan  
Contemporary  
New Development

### Climate Control

Cold A/C  
Hot A/C

### Condition

New Construction

### Kitchen

Fully Fitted

### Parking

Private

Covered

Open

More Than One