



## Detached Villa for sale in Rojales, Rojales

499,000 €

Reference: R5032612 Bedrooms: 5 Bathrooms: 3 Plot Size: 1,084m<sup>2</sup> Build Size: 211m<sup>2</sup>





## Costa Blanca South, Rojales

SPACIOUS LIVING ALL ON ONE LEVEL IN ONE OF THE MOST SOUGHT-AFTER AREAS OF CIUDAD QUESADA

This spacious bungalow sits on a generous 1,084m<sup>2</sup> plot and offers excellent build quality, bright interiors and superb outdoor living. Designed on one level, it is ideal as a family home or a substantial holiday retreat, with plenty of scope for future extensions thanks to the size of the plot. Originally built for Swiss buyers, the property benefits from upgraded construction including gas central heating, damp-proof course and cavity wall insulation – rare features in Spain. The home is in very good condition throughout.

Private Pool and Attractive Gardens

The villa features mature landscaping, a rockery, multiple seating areas and a private swimming pool. The outdoor space is perfect for relaxing in the sun or enjoying shade at any time of day.

Flexible Year-Round Living

A south-facing, wrap-around glazed porch serves as an additional living room and can be fully opened in summer or closed for warmth in winter.

Bright and Spacious Interior

Two entrances from the porch lead into the main living areas:

A large, light-filled living room with feature skylight

A modern farmhouse-style kitchen with breakfast bar, utility area and access to the rear garden

Accommodation

A hallway leads to the main bedrooms:

Master bedroom with fitted wardrobes, ensuite with bath and shower, new A/C and ceiling fan

Two further double bedrooms with fitted wardrobes

Fourth bedroom, currently used as a dressing room

Family bathroom with shower

Guest House / Summer Kitchen With Building Potential

Beside the pool is a separate guest suite converted from the original garage. It includes a studio-style room, bathroom and a kitchen overlooking the pool – ideal for summer cooking and entertaining.

Thanks to the size of the plot, there is still ample buildable square meterage available, and the current owners have already obtained approval to extend and even build upwards on the guest annex. Whether you want additional living



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space, a larger guest house or a bespoke hobby room, the potential here is excellent. The annex can also be easily reconvered back to a garage if preferred. Off-road parking is available.&#13;&#13;

Sought-After Location in Ciudad Quesada&#13;&#13;

Set in one of Quesada's most desirable areas, the villa is close to amenities, restaurants, golf and international schools.&#13;&#13;

Minutes walk to restaurants & bars&#13;&#13;

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10 minutes to Guardamar's beaches&#13;&#13;

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15 minutes to Torrevieja&#13;&#13;

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30 minutes to Alicante Airport&#13;&#13;

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Easy access to Orihuela Costa and Zenia Boulevard&#13;&#13;

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A beautifully presented villa offering space, privacy, excellent build quality and exciting potential for further development.&#13;&#13;

Contact us now to request your in person or virtual viewing.&#13;&#13;

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## Features:

Climate Control

Air Conditioning

Pool

Private