

Villa for sale

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**Price:** €345,000

**Bedrooms:** 4

**Bathrooms:** 4

**M2 Living:** 190<sup>2</sup>
**M2 Plot:** 300<sup>2</sup>
**M2 Terrace:** -

**Address:** Denia, Alicante

For sale charming villa just steps from the sand of Las Marinas beach, Denia.

Charming villa recently renovated, in a privileged area to reside in Denia, enviable tranquility one step away from all services and leisure areas. A few meters from the sandy beach and less than 6.5km from the town center.

It emphasizes the amplitude of the housing in general, the height of the ceilings and the light that enters through the large windows. 165m<sup>2</sup> constructed of housing on one floor and at street level, fully equipped to enter to live. Upon entering the house we find a beautiful glass porch, from where we went to the main room, with high ceilings and chaired by a fireplace. The rest of the house is distributed in 1 large double bedroom with bathroom en suite with bath and a huge built-in wardrobe with 4 double doors and completely lined inside, a second double bedroom with built-in wardrobe, and a 3rd room currently destined to office, full bathroom with a double hydromassage shower cabin, a separate kitchen with dining room, pantry and winter terrace that gives access to a bedroom separated from the wood-paneled dwelling, giving the impression of being in a charming cottage, with full bathroom en suite, hydromassage cabin and designer furniture, all brand new (ideal for teenagers). Utility room and toilet on the back terrace. The villa has been recently renovated with high quality materials and is in an excellent state of preservation, with a lovely rustic decor. Exterior enclosures, floors, tiles in bathrooms and kitchen, electrical system and plumbing have been completely renovated. A home automation system has been installed to control the house from the smartphone. The oil-fired boiler for heating is newly installed, brand new. The garden is completely paved with stone floor, very easy to keep clean and care, where we find different varieties of Mediterranean plants. Covered parking inside the plot for 2 vehicles. There is the possibility of building a pool.

This charming villa is located at 6.5 km from the beach of Las Marinas, in one of the best areas due to the

width of the beach as seen in the photos.

Better to visit!

