

## Villa new build for sale

## Villa For Sale

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Price: €765,000

Bedrooms: 4

Bathrooms: 4

M2 Living: 239<sup>2</sup>M2 Plot: 918<sup>2</sup>

M2 Terrace: -

Address: Moraira, Alicante

Direct from the builder. Ready to move into. Newly built modern villa for sale in Moraira on Spain's Costa Blanca. The villa is located a short distance from Moraira and its beaches, as well as the Ifach Golf Club, built on a 918 m2 plot with a 40 m2 private pool, with a constructed area of 239 m2 distributed over two floors (130.86 + 108.03), 4 double bedrooms with bathroom en suite and built-in wardrobes, 1 toilet, living room with open plan American-style kitchen with island fully equipped with Bosch appliances, built-in extractor from Cata and wine cellar, covered and uncovered terraces. The Villa is equipped with air conditioning splits h / c in all rooms and with a conduction air conditioning system in the living room, kitchen, underfloor heating throughout the villa with independent temperature regulation in all rooms, lights Decorative LED and LED profiles in the kitchen, staircase, cupboards, covered terrace, staircase and parking area. automatic gate, garden equipped with irrigation system.

The villa also has a 45.68 m2 multipurpose room that could be used as a games room / billiards or Home cinema or a 5 bedroom.

The Villa is connected to the public sewer system and NO cables are visible in front of or behind the Villa. In addition, the Villa is located in a small cul-de-sac

Moraira between Benissa and Javea, is a small fishing village and is located north of the Costa Blanca. Moraira has not forgotten its roots, although has grown in recent years, becoming one of the most popular destinations on the Costa Blanca is not affected by high-rise buildings.

Moraira is one of the most exclusive and pleasant places to buy your home on the Costa Blanca.

It has all the charm of a fishing village, nestled between mountains and vineyards.

The crystalline waters of the beaches and coves of Moraira are of fine sand and rock, where swimming is safe and pleasant, you can practice diving, fishing, paddle surfing, sailing, at El Portet beach, De L'Ampolla beach, Les Platgetes, Cala Cap Blanc, Cala Andragó, Cala Portitxol, Cala LLebeig. Moraira lives involved all year round with its sea.

