



**Property type :** Villa

**Location :** Calpe

**Bedrooms :** 3

**Bathrooms :** 4

**Swimming pool :** Yes

**Orientation :** South East

**Views :** N/A

**Parking :** Carport

**House area :** 349 m<sup>2</sup>

**Plot area :** 1079 m<sup>2</sup>

✓ Alarm system

✓ Utility room

✓ Close to sea

✓ Terrace

✓ Barbecue

✓ Airconditioning

Licensed project for modern Mediterranean sea view villa for sale in Calpe

A beautiful project for a new build Mediterranean-style villa combining luxury and comfort with natural elements. Located in Partida Garduix in Calpe on a plot bordering rustic areas. Sea views with the feeling of living in a green forest. Partida Garduix is about 1.5 km from Arenal Bol beach and the more than lively centre of Calpe. Here you will find everything you need. The villa has magnificent sea views and overlooks the fascinating Peñon d'Ífach.

The villa is deliberately designed in an L-shape to make optimal use of the plot. One wing has 2 floors and the other wing only one. Each room is south- or east-facing. This allows you to enjoy the beautiful views everywhere.

In the east wing of the ground floor is the modern kitchen, complete with island. It overlooks the garden and swimming pool. Adjacent you will find the spacious dining room and a cosy living room with a fireplace. From these rooms you have direct access to the Mediterranean verandas, which are thatched.

The south wing on the ground floor houses a spacious and attractive living room, which opens both to the outside and to an English patio. This patio provides exceptional ventilation and a sense of spaciousness. This bright patio also illuminates a multi-purpose room ideal for a music room, gym, yoga, playroom or whatever you desire.

From the living room, you enter the master suite. This bedroom offers an attractive layout, connecting the dressing room and bathroom in a circular motion, without having to enter the sleeping area. The room has a private terrace where it is lovely to relax.

A striking staircase leads to the sleeping quarters on the upper floor. Here you will find two bedrooms and three bathrooms, connected by a continuous balcony overlooking the sea and the Calpe rock. In addition, there is a living room that can be converted into a third bedroom.

The villa is finished with high-quality materials to ensure luxury and modern comfort: underfloor heating, Airzone thermostats, ducted air conditioning, heat pump, alarm system, home management system, double glazing, mallorquinas, continuous microcement floors, a barbecue and much more.

Would you like to know more about this beautiful new construction villa with natural look in a quiet area in Calpe? Contact our office today

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