



**Property type :** Villa

**Location :** Moraira

**Bedrooms :** 7

**Bathrooms :** 5

**Swimming pool :** Private

**Views :** Sea views

**House area :** 555 m<sup>2</sup>

**Plot area :** 1175 m<sup>2</sup>

- ✓ Alarm system
- ✓ Central heating
- ✓ White goods
- ✓ Fireplace
- ✓ Utility room
- ✓ Barbecue
- ✓ Terrace

This spacious detached villa is a fantastic find in the Moravita area of Moraira! It's just a short walk from local bars and restaurants, as well as the town and beautiful beaches of Moraira.

This fantastic villa is located in a quiet cul-de-sac and sits on a generous, south-facing plot of 1175 m<sup>2</sup>, so you'll enjoy plenty of sunshine throughout the day! If you're looking for a spacious villa with incredible outdoor space for relaxing and entertaining, then look no further! This could be the perfect property for you.

The property has been thoughtfully designed over three levels and includes seven bedrooms and five bathrooms. On the ground floor, you'll find the first guest apartment consisting of three bedrooms with two bathrooms, a lounge and dining room with an open-plan kitchen and naya, as well as a laundry area and a storage room. The external stairs will take you to the middle floor, which is just waiting for you to explore! There are three bedrooms, and two bathrooms one en-suite, a lounge, a dining area and a separate kitchen with access to a large naya with open arches, providing plenty of space to relax and enjoy the Mediterranean climate and lifestyle. From the naya, an enclosed stairway will take you to the top floor, where you'll find another fantastic bedroom with an en-suite bathroom, a living and dining room with a kitchenette and a balcony with gorgeous views of the sea!

Outside, you'll find the most beautiful landscaped gardens and terraces, complete with a private pool (8.5 x 4.5m<sup>2</sup>), an outdoor toilet, and a stunning summer kitchen fitted with ornate Spanish tiles, a built-in BBQ, and a beamed ceiling. A paved driveway, accessed via electric gates, provides secure parking for at least 5 or 6 cars. What's more, the property offers an additional atelier with storage or laundry room. This could be converted into a further fully-equipped studio apartment with en-suite bathroom, or perhaps convert it back into a garage or even kept as an atelier. This property would also make a perfect bed and breakfast opportunity for anybody wishing to start their own business.

**Key Features:**

Walking Distance to beach, amenities, restaurants and Moraira centre  
South-Facing with Open and Sea Views  
Fabulous Outside Space & Garden with Private Pool 8.5 x 4.5m  
Several Nayas and terraces with summer kitchen  
Oil Central Heating and fireplace  
Electric Gates  
Built-In Wardrobes  
Extensive Parking Area  
Refurbished in 2010  
Feel free to contact us to book your appointment for viewing of this exceptional property in one of Moraira's best locations!





