



**Property type :** Villa

**Location :** Calpe

**Bedrooms :** 4

**Bathrooms :** 4

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Sea views

**Parking :** Private

**House area :** 335 m<sup>2</sup>

**Plot area :** 1042 m<sup>2</sup>

✓ Floorheating

✓ Terrace

✓ Double glazing

✓ Airconditioning

✓ Fitted wardrobes

This villa with a built area of 898 m<sup>2</sup>, built on a plot of 1042 m<sup>2</sup>, offers spectacular views of the sea and the "Peñón de Ifach" in Calpe.

The house is distributed over 3 floors, connected by an internal staircase and a lift.

From the entrance to the garden through automatic doors, you have direct access to the garage entrance on the semi-basement floor where outside there is a large parking area with space for several cars.

Semi-basement floor: from the street you have access to the plot and access to the garage of 52m<sup>2</sup>. Here you will also find a laundry room and a wine cellar.

Ground floor: through an internal staircase or lift you go upstairs and have direct access to the house. There is a spacious living room with access to a porch of 25 m<sup>2</sup> and the pool with a large terrace of 78m<sup>2</sup>. Here there is also an open kitchen to the living/dining room, and 2 bedrooms with en-suite bathroom and a guest toilet.

Upper floor: here you will find 2 double bedrooms each with their own en-suite bathroom and two open terraces. The centre of Calpe with its beaches is about 5 km away.



