



**Property type :** Villa

**Location :** Javea

**Bedrooms :** 3

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** N/A

**Views :** Sea views

**Parking :** Double garage

**House area :** 374 m<sup>2</sup>

**Plot area :** 1000 m<sup>2</sup>

✓ Close to supermarket

✓ Fitted wardrobes

✓ Basement

✓ Close to restaurants

✓ Barbecue

✓ Utility room

✓ Double glazing

✓ Central heating

✓ Airconditioning

We present this luxury villa on a wonderful location. The property has a great sea view, on clear days you can look over the Mediterranean to Ibiza. A modern, exciting architecture, in combination with straight lines of avant-garde elements with classical materials, makes the hearts of architectural fans beat faster. In the lower floor there is a double garage with automatic door and a spacious basement area, as well as the house technology. The ground floor is distributed over a large living-dining area, American kitchen with adjoining utility room and a guest toilet. The living room has a covered terrace and an area with a pergola placed in the summer months to have a shady place from where you can enjoy the view of the Mediterranean Sea and region. There is a BBQ area in the same area. On the open terrace is a large "infinity" pool with wide entrance strip and underwater lighting.

On the upper floor are 3 spacious bedrooms and 2 bathrooms. The master bedroom has a bathroom en suite. From all bedrooms you have exit to the large roof terrace.

The villa is equipped with a complete fitted kitchen, ceramic hob, oven microwave, dishwasher, and high-quality built-in furniture.

Heating system - Hot water preparation: The heating system consists of a combination of an air heat pump, with the support of solar energy.

Air conditioning: An air conditioning system is installed, which distributes the cooled air over a system of conducts, into the individual areas of the building.

The garden is terraced by natural stones, the individual terraces are planted with land-typical plants. The plants receive, as far as necessary, irrigation during the growing phase, via a central irrigation system.



