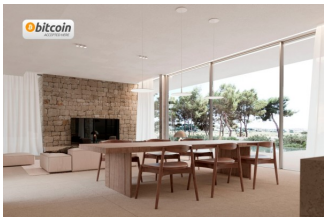
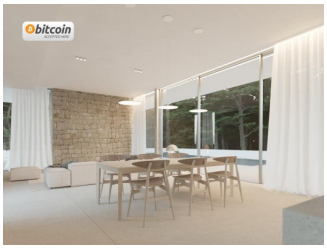
REF: # 13206 CALPE/MORAIRA

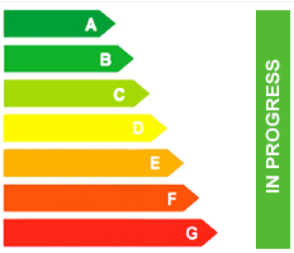
INFO

:	1.990.000 €
:	
:	Calpe/Moraira
:	4
:	4
(m2):	754
(m2):	1.046
(m2):	-
:	
:	-
	-

Villa in MorairaDiscover the charm of this beautiful luxury villa, set on a plot of 1046 m² with two pedestrian and vehicle accesses, including one through the communal area of the urbanization. Strategically located within walking distance of the beautiful beaches and the centre of Moraira, this property offers an exceptional living experience.Layout of the Villa:This villa, spread over 3 floors, stands out for its modern design and clever layout:GROUND FLOOR: Spacious bright living room next to an open kitchen with island, a guest toilet and a bedroom with en-suite bathroom. Outside, a stunning infinity pool, surrounded by a spacious terrace and barbecue area, creates a perfect atmosphere for entertaining.UPPER FLOOR: 3 spacious bedrooms, each with its own en-suite bathroom and a private balcony to enjoy the stunning views. On the outside of this floor is the garage, providing comfort and space for your vehicle.BASEMENT FLOOR: It houses a generous storage room of 221 m², adding functionality and storage space.Featured Extras:The villa is equipped with the finest qualities and luxury amenities, including:Technal carpentry with safety glass.Full kitchen with Siemens appliances.Bathrooms and taps complete from the prestigious Roca brand.LED lighting.Aerothermal system for hot water and underfloor heating.Ducted air conditioning (hot and cold) throughout the house.Pre-

installation of solar panels.Solar panel for sanitary water.Fitted wardrobes.Electric blinds.Indoor alarm, pre-installation of outdoor alarm and security cameras.Exteriors and energy classification:Rectangular swimming pool with overflow system.Barbecue area.Laundry.Perfectly finished garden.Automatic access doors.Energy classification A.South facing.This project is part of a small development made up of six modern homes, each with its own car park.Located on plot 4, this project offers a unique opportunity for those looking for a luxury residence in an exclusive and tranquil setting.



PROPERTY GALLERY

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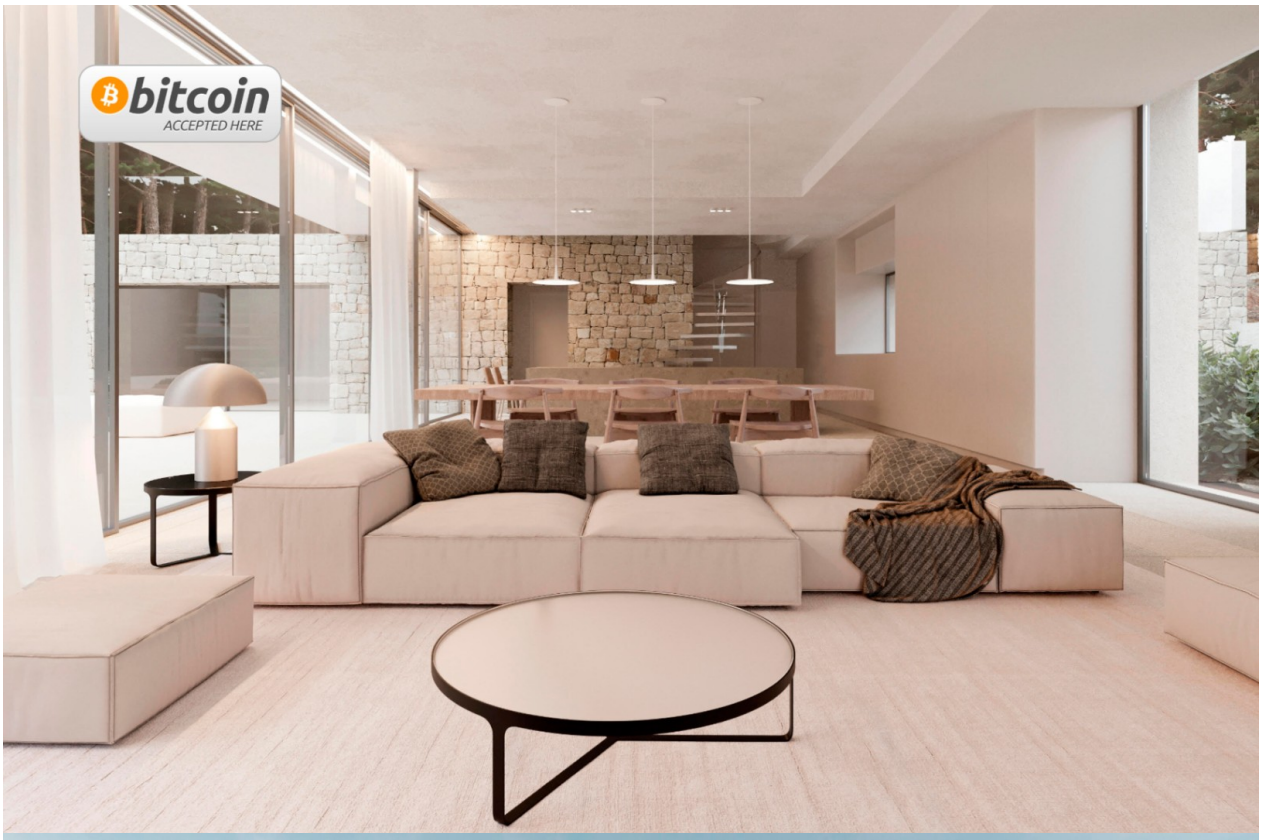
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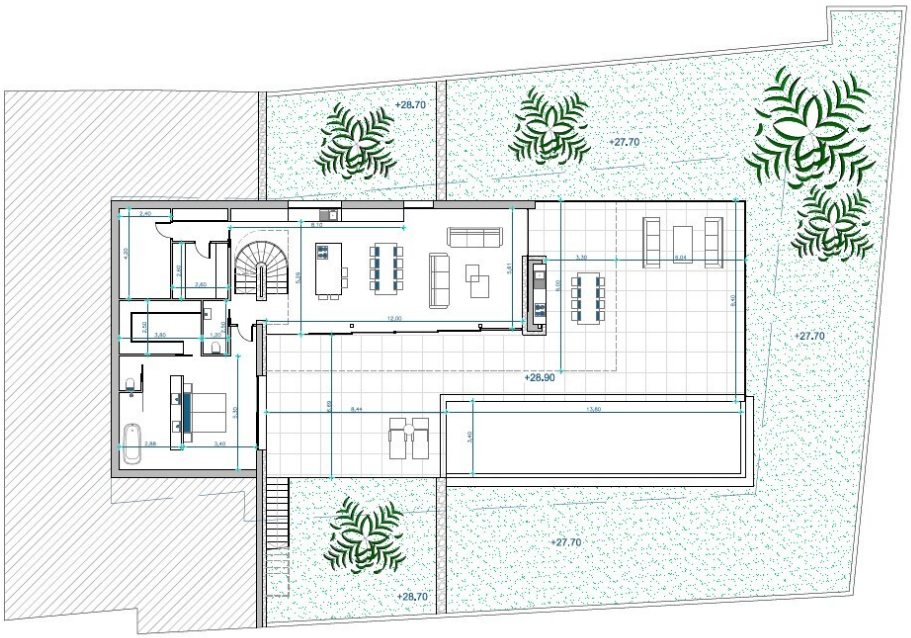
N
Parcela 0474608BC5807N
Parcela 0474610BC5807N
Parcela 0474606BC5807N
Parcela 0474611BC5807N
Parcela 0474612BC5807N
Parcela 0474613BC5807N
Parcela 0474602BC5807S
Parcela 6
S = 1.016'43 m2.
Parcela 5
S = 1.050'00 m2.
Parcela 4
S = 1.046'71 m2.
calle Pamplona
Parcela 3
S = 1.005'17 m2.
Parcela 2
S = 1.003'39 m2.
Vial
S = 391'09 m2.
Parcela 1
S = 977'34 m2.
Parcela 0474603BC5807S
Parcela 0474604BC5807S
Parcela Transformador
S = 12'90 m2.
Calle Móstoles nº 4



Sup. Parcela 1046.70 m2

Superficies	Construidas	Computable
Planta Semisótano		
Trastero	221.71 m2	
Planta Baja		
Vivienda	175,35 m2	120,22 m2
Porche	50.74 m2	25.37 m2
Piscina	46.92 m2	
Terraza	116.63 m2	
Planta Alta		
Vivienda	119.66 m2	119.66 m2
Porche	42.66 m2	21,33 m2
Garaje	27.28 m2	
total		286,58 m2

Edif. max.: 333,86 m2

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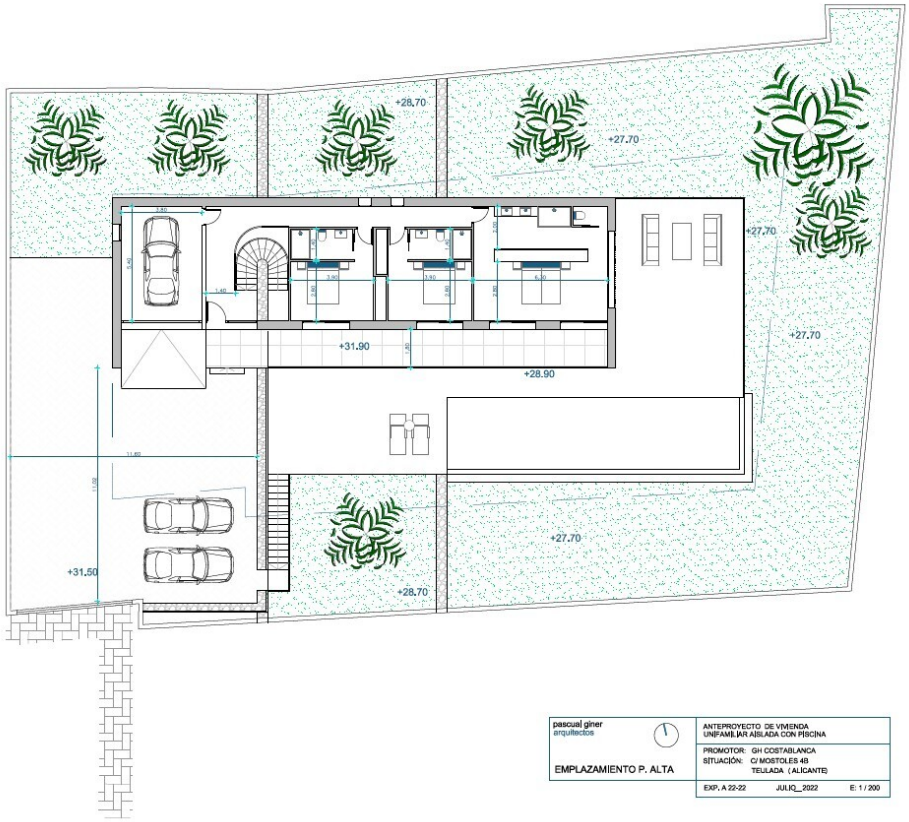
EMPLAZAMIENTO P. BAJA

ANTEPROYECTO DE VIVIENDA UNIFAMILIAR AISLADA CON PISCINA

PROMOTOR: GH COSTABLANCA
SITUACIÓN: C/ MOSTOLES 4B TEULADA (ALICANTE)

EXP. A 22-22 JULIO_2022 E: 1 / 200



Sup. Parcela 1046.70 m2

Superficies	Construidas	Computable
Planta Semisótano		
Trastero	221.71 m2	
Planta Baja		
Vivienda	175,35 m2	120,22 m2
Porche	50.74 m2	25.37 m2
Piscina	46.92 m2	
Terraza	116.63 m2	
Planta Alta		
Vivienda	119.66 m2	119.66 m2
Porche	42.66 m2	21,33 m2
Garaje	27.28 m2	
total		286,58 m2

Edif. max.: 333,86 m2

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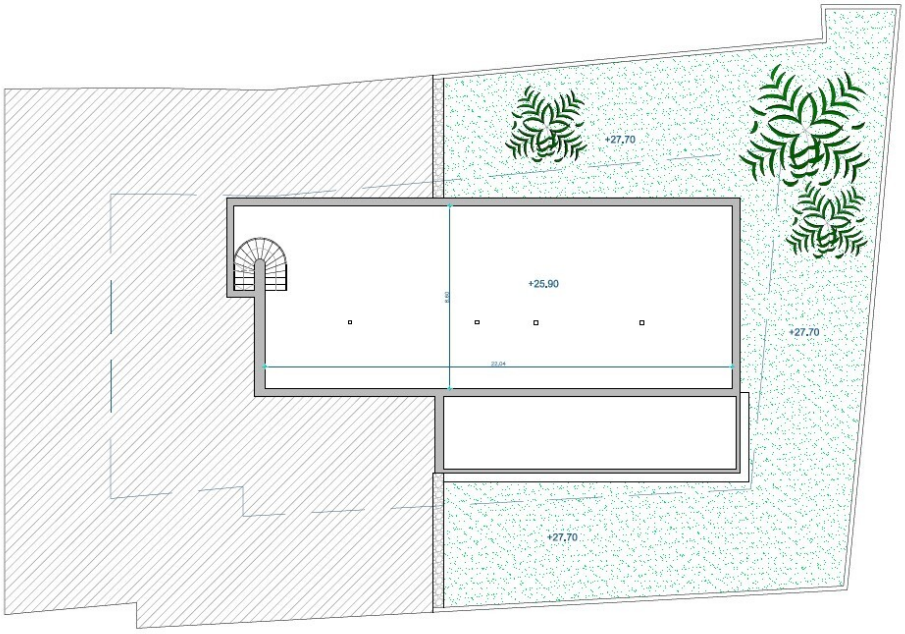
EMPLAZAMIENTO P. ALTA

ANTEPROYECTO DE VIVIENDA UNIFAMILIAR AISLADA CON PISCINA

PROMOTOR: GH COSTABLANCA
SITUACIÓN: C/ MOSTOLES 4B TEULADA (ALICANTE)

EXP. A 22-22 JULIO_2022 E: 1 / 200



Sup. Parcela 1046,70 m2

Superficies	Construidas	Computable
Planta Semisótano		
Trastero	221,71 m2	
Planta Baja		
Vivienda	175,35 m2	120,22 m2
Porche	50,74 m2	25,37 m2
Piscina	46,92 m2	
Terraza	116,63 m2	
Planta Alta		
Vivienda	119,66 m2	119,66 m2
Porche	42,66 m2	21,33 m2
Garaje	27,28 m2	
total		286,58 m2

Edif. max.: 333,86 m2

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EMPLAZAMIENTO P. SÓTANO

ANTEPROYECTO DE VIVIENDA
UNIFAMILIAR AISLADA CON PISCINA

PROMOTOR: GH COSTABLANCA
SITUACIÓN: C/ MOSTOLES 4B
TEULADA (ALICANTE)

EXP. A 22-22 JULIO_2022 E: 1 / 200

"OUR EXPERIENCE IS YOUR GUARANTEE"