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## New Build Villa La Sabatera

Moraira\_Teulada , Alicante , Costa Blanca



**€1,650,000**  
inc. of agency fees

4 Beds

142 sqm

New Build Villa La Sabatera for sale on Costa Blanca.

### At a Glance

Reference MSH-CA134748

Near to Alicante

Price €1,650,000

Bed 4

Pool Yes

Hab.Space 142 sqm

Land Tax N/A

### Property Description

New Build Villa La Sabatera for sale on Costa Blanca.

NEW BUILD VILLA IN MORAIRA

Exceptional new build villa combining elegance, quality and panoramic sea views in Moraira.

Set on a plot of 977 m<sup>2</sup> with two pedestrian and vehicle accesses, one of which is through the communal area of the urbanisation, this property offers an exclusive lifestyle within walking distance of the beaches and the

centre of Moraira.

#### DISTRIBUTION OF THE VILLA:

The luxury villa is distributed over 3 floors, standing out for its impressive details and the best qualities:

**GROUND FLOOR:** a spacious living room bathed in light next to the open kitchen with island, a guest toilet and a bedroom with en-suite bathroom. Outside, there is the dazzling infinity pool, surrounded by a large terrace and barbecue area.

**UPPER FLOOR:** 3 spacious bedrooms, each with its own en-suite bathroom, offering privacy and comfort.

**BASEMENT:** houses a double garage and a laundry room, providing a functional and practical space.

#### EXCEPTIONAL EXTRAS:

This villa comes with the best amenities and high-end finishes, including:

Technical carpentry with safety glass; Fully equipped kitchen with Siemens appliances; Bathrooms and taps from the prestigious Roca brand; LED lighting; Aerothermal system for hot water and underfloor heating; Air conditioning (hot and cold) throughout the house; Solar panels; Fitted cupboards; Electric blinds; Indoor alarm, pre-installation for outdoor alarm and security cameras; Automatic access gates; Energy classification A.

#### EXTERNAL:

Rectangular infinity pool of 48m<sup>2</sup>; Barbecue area; Perfectly designed garden.

This project is part of an exclusive development with six modern houses, each with its own parking lot. Plot 1 is home to this majestic villa, offering a unique opportunity for those looking for a luxury residence in a peaceful and privileged environment.

Moraira is a small town with good restaurants, bars and many supermarkets.

There is a very nice beach right next to the town, ideal for families.

The seafront offers wonderful views of Penon Ifach, on the other side of the bay of Calpe. The coastal road to get there is worth taking and offers spectacular views.

Moraira, located about 1 hour 15 minutes north of Alicante airport via the A7, is quite easy to reach. Valencia Airport is about the same distance, if not a little less to the south.

## Summary

Property type:	Modern Villa
Bedrooms:	4
Price	€1,650,000

## Key Information

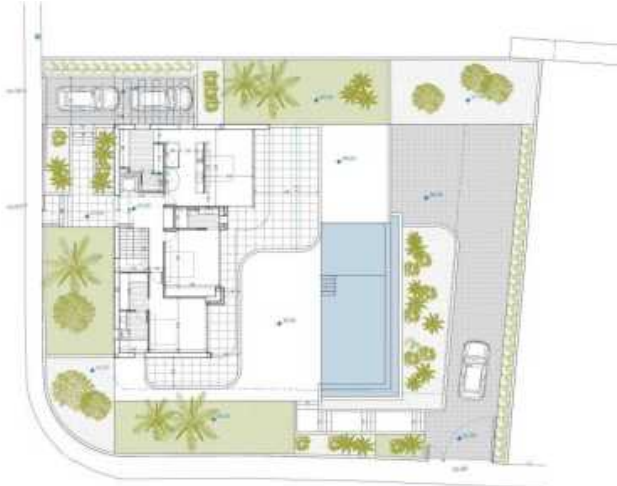
Internal Area:	142 sqm
Swimming Pool?	Yes

**Location: Costa Blanca**

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