



REF: # 7271

CALPE/MORAIRA



INFO

PRICE:	3.495.000 €
PROPERTY TYPE:	Villa
CITY:	Calpe/Moraira
BEDROOMS:	6
Bathrooms:	5
Build (m2):	632
Plot (m2):	1.500
Terrace (m2):	-
Year:	-
Floor:	-
Old price	-



DESCRIPTION

Stunning first line property with direct acces to the beach and to the cozy harbor of Les Bassetes with a private berth for a boat up to 8 meters, included in the price! The main building occupies a floor area of 514.73 m2, next to a private pool of 60.00 m2, with the rest of the unoccupied area (985.27 m2) corresponding to a private garden. The property belongs to the type of isolated detached house. It is developed in four volumes developed according to the topography corresponding to the main house, guest house, garage and gym, and its description corresponds to the following: HOUSING volume includes the main house of ground floor and first floor. The ground floor consists of lobby, distributor, where the staircase to access the first floor, bedroom with dressing room and bathroom, bathroom, living room distributed in several rooms, kitchen and storage area next to the kitchen. It has two porch areas of 54.55 m2. Attached to the kitchen, there are two barbecues covered with a bathroom. Through the internal staircase you access the first floor, which has a distributor, two bedrooms with dressing room and bathroom, a third bedroom and a study. The constructed surface of this

entire volume is 415.65 m2. Volume of GYM. A space next to the pool contains a small gym in which one of the walls extends to one of the porches, providing privacy to the garden and pool area. The built surface of this volume is 18.90 m2. Volume of GUEST HOUSING. A third volume accessed by internal stairs, through the storage area of the house, or barbecue patio, houses an extension of a house with two double bedrooms, a bathroom and a living room with open kitchen, with a built surface of 73.40 m2. On the outside it has a laundry area and technical room. GARAGE volume. Through an exterior staircase you can access the 119 m2 garage that has a storage room of 5.5 m2 inside. Attached to the east edge of the plot, there is a private pool of 60.00 m2. Therefore, with an occupation of the building in the plant of the total of 514.73 m2, the total constructed area is 631.97 m2. Technical Installations: Central heating with radiators by gas deposit, VAILLANT. Air conditioning units in all the rooms, MITSUBISHI. Hot water service by tank deposit, VAILLANT. Light's keys SIMON 82 Silver. Three phase light. High Internet conection 600MB/s Installation 2 x RJ45 in all rooms WIFI Signal in all house, APPLE. Smart Garden Hub 6 Zone Wi-Fi Irrigation. Persianas seguridad autoblocantes.



VIEWS	PARKING	HEATING	ENERGETIC CERTIFIED
<ul style="list-style-type: none"> Panoramic views Sea views 	Garage no Cars : 1 <hr/>	<ul style="list-style-type: none"> Central gas heating 	 <p>The image shows a vertical energy efficiency scale with seven horizontal bars labeled A through G. The bars are colored in a gradient from dark green at the top to red at the bottom. A green vertical bar on the right side of the scale is labeled 'IN PROGRESS' vertically.</p>

"OUR EXPERIENCE IS YOUR GUARANTEE"