



REF: # 10997

ALTEA (ALTEA HILLS)

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#### INFO

PRICE:	3.150.000 €
PROPERTY TYPE:	Villa
CITY:	Altea (Altea hills)
BEDROOMS:	5
Bathrooms:	7
Build ( m2 ):	635
Plot ( m2 ):	987
Terrace ( m2 ):	204 + 63 + 58 + 39 + 20 +18 + 24
Year:	2020
Floor:	3
Old price	-

#### DESCRIPTION

The villa is located in the quietest area of Altea Hills, where you cannot hear the AP-7 highway, on a 987 m2 plot. The surface of the villa of 635m2 consists of 5 bedrooms, living room with kitchen, 7 bathrooms, cinema room, sauna with relaxation room. In the design, space planning solutions made it possible to use the entire surface of the land, maximizing the space in front of the house. The villa descends another three levels, which are connected by a wide wooden staircase and a large 6-person elevator, which stops at all four floors. The villa is fully insulated and protected from moisture by a waterproofing and drainage system. Incredible reinforced concrete structures that give the house not only volume, but also protect from the sun. The main façade, 24 m long and 7 m high, is completely made of wood-aluminum structures with very high thermal performance. The aluminum on the outside protects from the sun, and on the inside the structures are made of Canadian oak with a special decorative treatment. The blue-green tinted glass from the French company Saint-Gobain reflects the surrounding sea, mountains and sky incredibly. In front of the house, on a huge terrace of almost 300 m2, there is a 16 m long heated pool, with an electrically controlled

protective cover that, even without heating, raises the water temperature by 4-5 degrees. The facade of the villa and even the fence, the retaining walls, the stair walls are clad in light beige KALISA natural stone. When designing the interior space, the problem of obtaining the maximum volume was solved thanks to high ceilings (from 2.85 m to 6.5 m), the use of huge mirror walls, 2.85 m sliding door structures \* 2.0m. All terraces and balconies have stainless steel railings. The plumbing and furniture used are from German companies: Villeroy & Boch, Duravit, Rolf Benz. This Villa is built with the best quality materials, Large armored doors, modern oak windows, elevator, fitted wardrobes, modern plumbing, large kitchen, automatic garden irrigation, hot and cold air conditioning system, underfloor heating, fireplace, Automatic window ventilation system, electric shutters, curtains with automatic mechanism, Turkish sauna, Jacuzzi, large swimming pool, automatic doors and intercom, alarm, video surveillance, underfloor heating and Aerothermal water system. Used plumbing and furniture from German companies: Villeroy & Boch, Duravit, Rolf Benz. The Villa is located in the prestigious residential area of Altea Hills in Altea, with 24 hour security. 5 km from the center of Altea. The Mas y mas supermarket is 5 minutes away and the port of Luis Campomanes with wonderful cafes and restaurants is 7 minutes away.

## ENERGETIC CERTIFIED

energy house

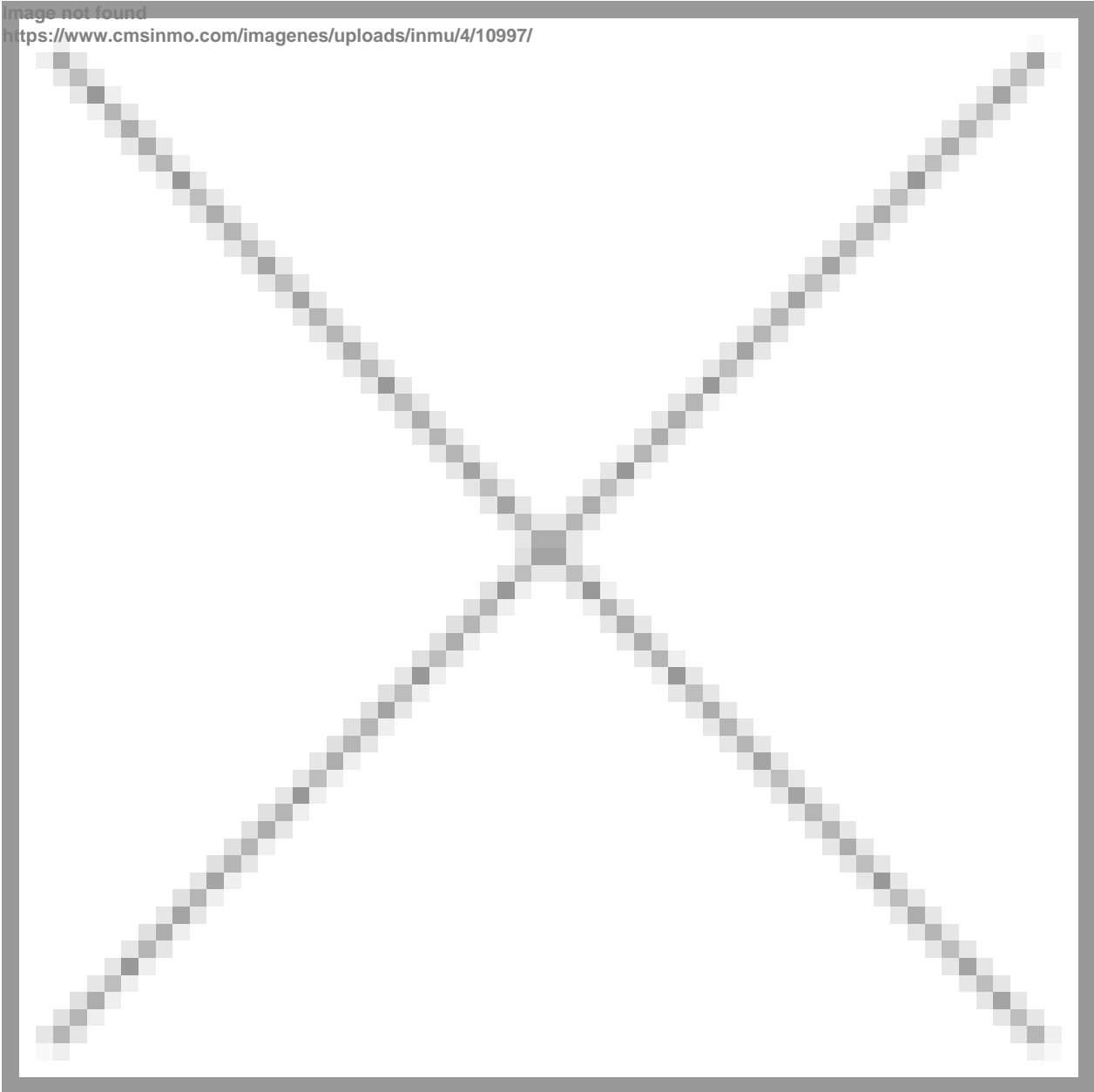
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<b>STYLE</b>	<b>VIEWS</b>	<b>AIRCONDITIONING</b>	<b>DISTANCE TO :</b>
<ul style="list-style-type: none"><li>• Modern</li></ul>	<ul style="list-style-type: none"><li>• Panoramic views</li><li>• Sea views</li><li>• Mountain views</li></ul>	<ul style="list-style-type: none"><li>• Central airconditioning</li><li>• Livingroom</li><li>• Kitchen</li><li>• Bedrooms</li></ul>	<div>Beach : 2 Km</div> <div>Airport: 40 Km</div> <div>Town center : 2 Km</div>
<b>ORIENTATION</b>	<b>FURNITURE</b>	<b>PARKING</b>	<b>TAX</b>
<div>South East West</div>	<ul style="list-style-type: none"><li>• Not furnished</li></ul>	<div>Parking no Cars: 2</div>	<div>Community : 800 €</div> <div>I.B.I : 1.500 €</div>
<b>MAIN LIVING AREA</b>	<b>FLOORING</b>	<b>KITCHEN</b>	<b>GARDEN AND TERRACES</b>
<ul style="list-style-type: none"><li>• Office</li><li>• Storage</li><li>• Wine cellar</li><li>• Sauna</li><li>• Bathroom en-suite</li></ul>	<ul style="list-style-type: none"><li>• Wooden floors</li></ul>	<ul style="list-style-type: none"><li>• Open kitchen</li><li>• Equipped kitchen</li></ul>	<ul style="list-style-type: none"><li>• Covered terrace</li><li>• Open terrace</li><li>• Exterior lights</li><li>• Automatic watering system</li><li>• Fruit trees</li><li>• Palm trees</li><li>• Fenced</li><li>• Electric gate</li><li>• BBQ/grill</li><li>• Private garden</li></ul>
<b>HEATING</b>	<b>EXTRA</b>		
<ul style="list-style-type: none"><li>• Floor heating</li><li>• Floor heating bathrooms</li></ul>	<ul style="list-style-type: none"><li>• Indoor jacuzzi</li><li>• Built in wardrobes</li><li>• Alarm</li><li>• Reinforced door</li><li>• Double glazed windows</li><li>• Door bell with camera</li><li>• Satellite TV</li><li>• Video security</li><li>• Storage room</li><li>• Laundry room</li><li>• Lift</li><li>• Internet</li><li>• Concierge</li></ul>		

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