REF: # 13016

ORIHUELA COSTA (CAMPOAMOR GOLF)

INFO

PRICE:	549.900 €
PROPERTY TYPE:	Villa
CITY:	Orihuela Costa (Campoamor Golf)
BEDROOMS:	4
Bathrooms:	3
Build (m2):	234
Plot (m2):	580
Terrace (m2):	74
Year:	2008
Floor:	-
Old price	-

DESCRIPTION

Beautiful villa overlooking the Campo de Campoamor Golf Course, situated on a lovely quiet road is this exceptional 4-bedroom, 3-bathroom detached villa, frontline to the prestigious Campoamor Golf Course. Set on a generous 580 m² plot, this property offers a perfect blend of luxury, comfort, and Mediterranean charm. This southwest-facing villa enjoys all-day sunshine and has a low-maintenance front garden. Upon entering the property, you're welcomed into a reception area that leads to a bright and spacious open-plan living room filled with natural light from large windows. From the main living area you have 3 generous sized bedrooms, two of which have patio doors leading out to the covered terrace with spectacular views over the golf course, 2 substantial bathrooms with bathtub, a large fully fitted closed kitchen with island and ample workspace perfect for cooking up Spanish inspired feasts, adjacent to this is the spacious separate laundry room complete with basin. Up the stair case is the impressive master bedroom with en-suite and a fabulous roof terrace with superior front line golf course views! The

property is sold partially furnished, offers a spacious garden area to the rear of the property which can easily accommodate a swimming pool. Located in one of the most exclusive areas of the Real Club de Golf de Campoamor, in a beautiful and modern private urbanization surrounded by nature, only 10 min walk to the Clubhouse and the popular La Fuente commercial centre with plenty of amenities and only 5 kms from the famous sandy and crystal-clear beaches of Orihuela Costa (Aguamarinas and Campoamor Beach). Right next to Campoamor golf course within a short distance are 3 other courses Villamartin, Las Ramblas, and Las Colinas. Nearby is a very high standard international school called “El Limonar” However, it is not only a golfer’s paradise, you can also find a large range of activities and entertainment for all the family; water parks in Torrevieja and Ciudad Quesada, open weekly markets, water activities, cinemas etc. Close by is the shopper’s paradise “La Zenia Boulevard“ the largest shopping centre in the Alicante region with over 150 shops, bars and restaurants! The area has a Cosmopolitan and International community and is known to have one of the healthiest climates in the world, with over 300 days of sunshine every year it truly is a fabulous place to live and its only 50 minutes’ drive from Alicante International and Murcia Covera airports. Whether you're looking for a luxurious holiday home or a permanent residence, this stunning villa offers the perfect blend of style, comfort, and convenience in one of the most sought-after locations on the Costa Blanca.

ENERGETIC CERTIFIED

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STYLE

- Mediterranean

VIEWS

- Panoramic views

DISTANCE TO :

Beach : 5 Km

Airport: 70 Km

Town center : 3 Km

ORIENTATION

South west

FURNITURE

- Furnished

TAX

Community : 1.000 €

I.B.I : 500 €

MAIN LIVING AREA

- Storage
- Bathroom en-suite

FLOARING

- Tile floors
- Marble floors
- Stone floors

KITCHEN

- Closed kitchen
- Equipped kitchen
- Granite countertop

GARDEN AND TERRACES

- Covered terrace
- Open terrace
- Exterior lights
- Landscaped
- Fenced
- Stone walls
- Private garden

HEATING

- Fireplace wood
- Fireplace gas

EXTRA

- Built in wardrobes
- Reinforced door
- Double glazed windows
- Storage room
- Laundry room

PROPERTY GALLERY

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"OUR EXPERIENCE IS YOUR GUARANTEE"