

5 BEDROOM VILLA FOR SALE IN MORAIRA

Price **€1,750,000**



REF: 2320289

PROPERTY FEATURES

- South facing
- 12m x 5m Infinity pool, pool shower
- Elevator
- 4 minute walk to the beach
- Underfloor heating, Air Conditioning
- 2 living rooms, Guest Cloakroom, Basement for Gymnasium, Home Cinema/Games room
- 210m2 of terracing, Summer Kitchen & BBQ
- Alarm, Sat TV, Wired internet system to all rooms, Storage
- Landscaped garden, auto irrigation, LED lighting
- Enclosed plot, Electric Gated Access, Garage for 4 vehicles and parking

PROPERTY DETAILS Built over two levels with an elevator and internal staircase, on a plot of 1,048 m2, a green area behind the villa of 1050 m2, a constructed area of 553 m2, 395m2 of living space and 210 m2 of South facing terrace.

Access to the property is via a remote-controlled gated entrance. A drive leads to the garage with secure parking for 4 cars and ample storage areas plus laundry room and a bodega. The property can also be accessed from the garage via an internal staircase to the ground floor or a lift connecting the ground and first floor. From the main entrance with double height ceiling and feature glass doors on the ground level there is a internal courtyard, guest cloakroom and a spacious open plan living and dining area with concealed LED lighting, a fully fitted designer kitchen with island and appliances from brands such as Neff, Siemens and Bora, this area leads to a covered terrace with BBQ and alfresco dining area, on the same level there are three bedrooms with fitted wardrobes, ensuite shower rooms and with access to the garden areas. The lift or internal staircase with glass balustrade leads to the first floor where you will find a second living area with access to a very large terrace, the master bedroom suite is also on this level with built-in wardrobes and an ensuite bathroom with a freestanding bathtub and rain shower and access to

a private terrace, plus another bedroom with fitted wardrobes and ensuite bathroom with rain shower and access to a private terrace.

Externally Outdoors: 12m x 5m pool surrounded by covered and uncovered terraces, pre-installation for a summer kitchen with BBQ, landscaped gardens and a computer controlled auto irrigation system.

The property is key ready now close to restaurants, a supermarket and only a 4-minute walk to the beautiful El Portet beach.

LOCATION Moraira is small coastal town situated in the beautiful mountainous north-eastern tip of the Costa Blanca. It is conveniently placed between the airports of Alicante and Valencia (about 90km from each).

The surrounding region has a quiet and relaxing atmosphere, with beautiful and unspoilt scenery and many small villages to explore. Moraira town council passed laws limiting the height of buildings and protecting the natural pines that cover the sides of the valley allowing the town to retain its` charm and preserve its Spanish character.

Consisting of mainly individual villas, with no package holiday hotels and few apartment blocks it is a sought-after location especially the beautiful bay of El Porter with its exclusive villas, sea view properties and a narrow sandy beach. Moraira has an impressive upmarket marina, an excellent variety of local shops, markets, harbour side fish restaurants, bars, international and fine dining. The two main local sandy beaches, gently shelve away into the Mediterranean Sea; both have been awarded the prestigious EEC Blue Flags for cleanliness and are well-tended and very safe for family bathing. For those who like to be active, you can play tennis, football, squash, all water sports, boat hire and trips, horse-riding, go-kart racing tracks for both adults and children, a small fairground and three good night-clubs for all ages are all available in Moraira.

Three large golf courses can be enjoyed within a few minutes' drive from Moraira.

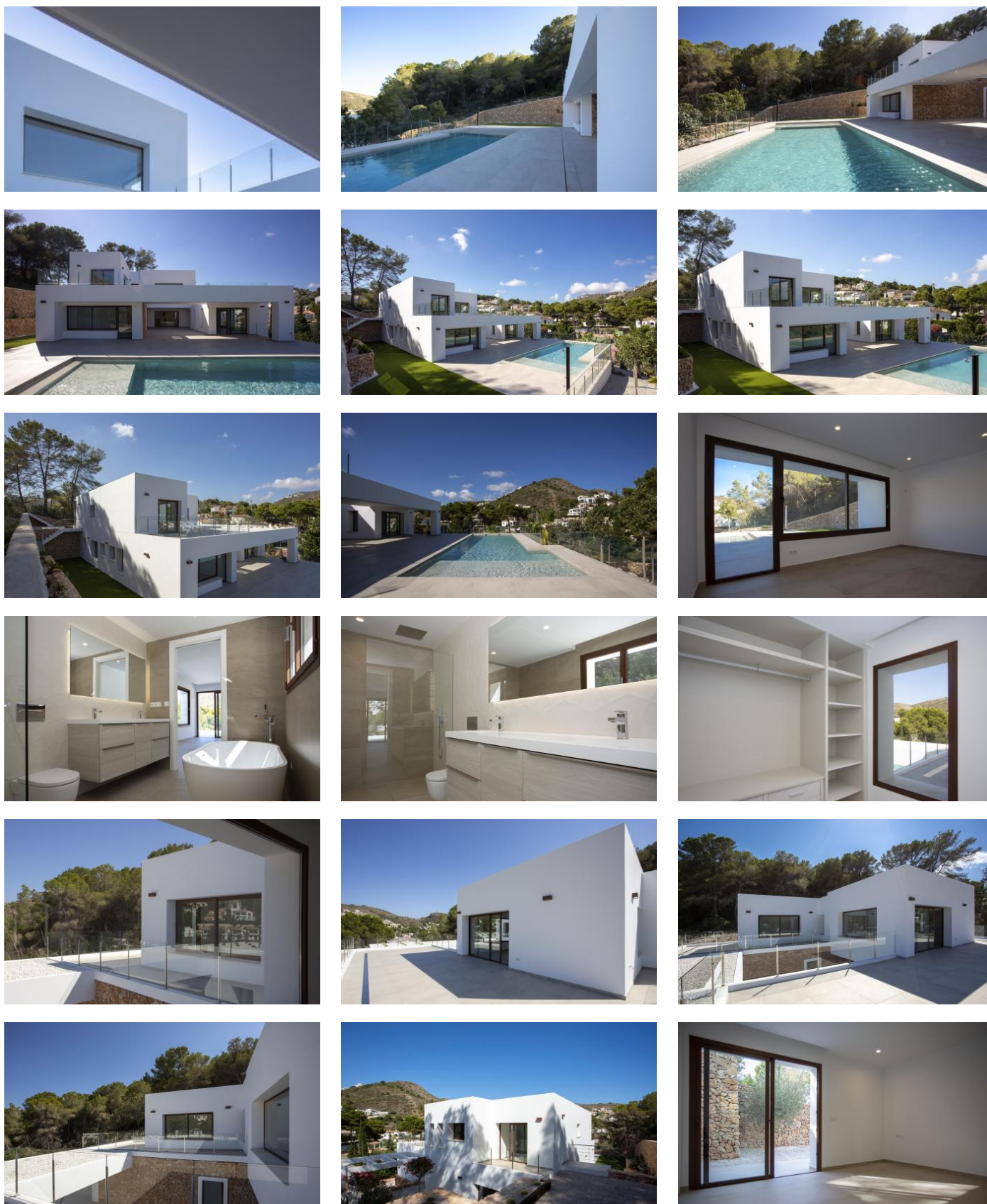
The town offers plenty of good quality and cosmopolitan restaurants, including eight Michelin recommended restaurants in the immediate area, three of which are star rated and not too expensive.

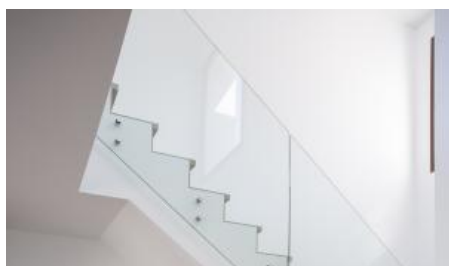
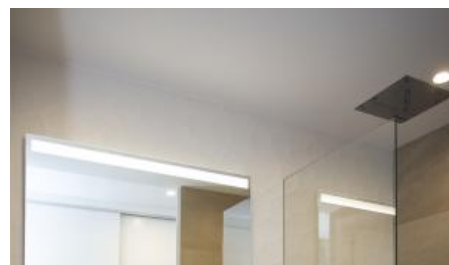
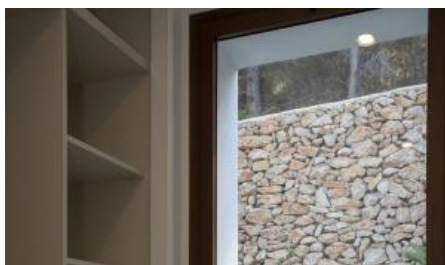
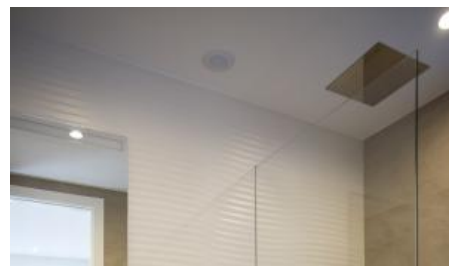
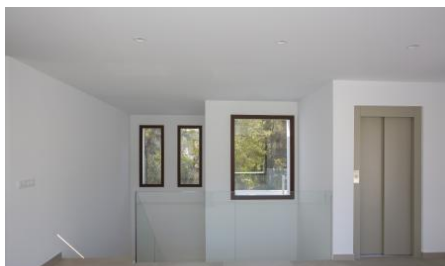
With a large European resident community existent, there is a pleasant international feel to the area. Moraira enjoys a typical Mediterranean climate, with cool sea breezes in summer and protection by surrounding mountains against the cold North winds in winter. The area averages nearly 3,000 hours of sunshine each year and the average temperature easily exceeds 20 degrees. In 1986 the World Health Organisation recommended the climate of the area as one of the most equitable in the world - neither too hot in the summer nor too cold in the winter. On average it can boast 325 sunny days each year making it an ideal all year-round destination.

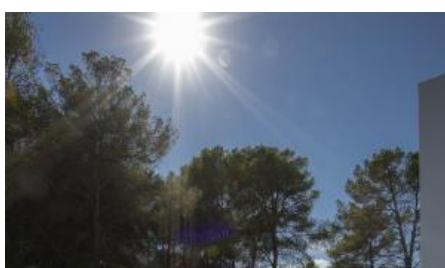
Please note that for security reasons the map reference provided does not reflect the precise location of this property.

PROPERTY PHOTOS











LOCATION



No Media available

FLOORPLANS

