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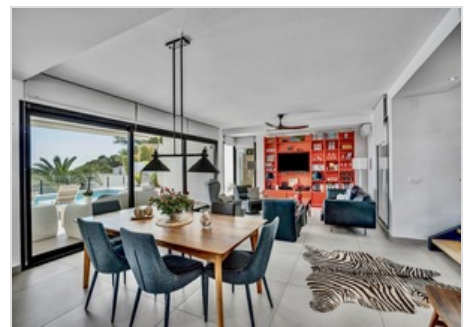
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## 4 bedroom Villa in Moraira

Moraira, Alicante, Spain

**1.350.000 €**

Ref: 688825



Bedrooms  
4

Bathrooms  
4

Build  
299 m<sup>2</sup>

Plot  
806 m<sup>2</sup>

Pool  
Yes

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### Description

A rare opportunity to purchase a stunning, modern style villa that is ready to move into! Located in the desirable residential area of La Sabatera, Moraira, here you will enjoy PANORAMIC VIEWS of the Mediterranean Sea and be in a sought after location the local supermarket and amenities are a five minute walk and the heart of Moraira with its sandy beach and large selection of restaurants, shops and cafes are only a 15 minute walk away.

We enter the property from the quiet street through the pedestrian gate or the electric vehicle gate into the spacious carport for two large cars. At the entrance to the villa there is a terrace that provides a contemporary and welcoming outdoor dining space and an indication of what is beyond the front door. To the right of the front door there is a separate utility & laundry room with high quality appliances. Through the front door and into the reception, we are greeted by the modern and perfectly maintained interior that has been tastefully furnished with a grey & neutral colour palette throughout providing a calm and stylish environment. To the right of the entrance, a door leads to a double bedroom with an ensuite shower room. There are built in wardrobes with lots of storage, a private terrace plus a door that opens to the side of the property providing a separate entrance for guests. Upstairs there are an additional three double bedrooms, all ensuite with the Master having a bathroom and a walk in wardrobe. They are all air-conditioned and the front two rooms have spectacular Sea Views and access to a balcony overlooking the pool below.

Back into the reception, you are drawn to the front of the villa and the incredible sea views. All the living spaces are on one level and to the left we have the fully fitted kitchen complete with an American style double fridge, a chef's island with an induction hob and even a plate warmer. The dining table set for eight is adjacent, perfectly located for entertaining, and next to this there is a comfortable lounge room. Floor to ceiling glass doors and windows make the most of the panoramic views to the Mediterranean Sea and allow the inside and outside spaces to flow seamlessly together.

Stepping directly out onto the pool terrace, there is a shaded Naya with comfortable seating and sofas for relaxing. The 9,5 x 4 m2 rectangular swimming pool is surrounded by the south facing terrace with sun all day and plenty of room for sunbeds. Your outdoor entertaining area also has a wonderful summer kitchen and BBQ, perfect for long lunches or evenings with friends and family poolside. Surrounding the villa is a mature Mediterranean garden with an irrigation systems that includes banana trees, stralizia, lemons and red hibiscus for a splash of colour against the white exterior. In addition to being perfectly maintained, the property is equipped with many special features including high quality fixtures and fittings, a large solar panel system with a high capacity battery providing electricity plus the excess can be sold back to the utility company, a system providing water desalination, softening and purification, CCTV / alarm system, electric retractable awnings on the terraces with wind sensors. The recently refurbished pool can also be heated using the solar energy, providing a cost efficient way to swim all year round.

#### KEY FEATURES:

Panoramic SEA VIEWSWalk to town, walk to amenitiesModern style 4 bedroom / 4 bathroom villa, ready to move intoSolar panels with XL battery and water filtration system South facing - lots of sun all year round Pool - rectangular, 9,5m x 4 m, hot & cold pool showerAircon (hot & cold) & underfloor heating (gas) throughoutBBQ / SummerkitchenElectric gates & carport for 2 carsUtility / laundry roomOpen plan living spaces and pool - all on one levelBeautiful, low maintenance garden with irrigation systemWindows - double glazing, electric shutters & mosquito netsFurniture can be included - price negotiable

The villa with the perfect location, seaviews, contemporary design and ready to move into now! Call us for more information and to make your appointment, we can't wait to show you!

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