

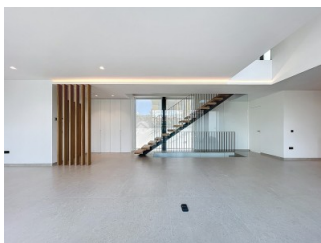
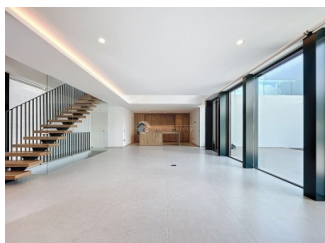
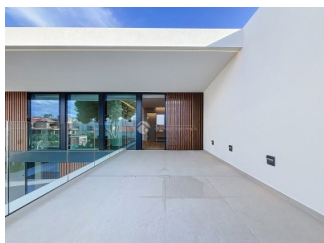
REF: # 12933

ALBIR (ALBIR)



INFO

<b>PRIS:</b>	1.450.000 €
<b>FASTIGHETSTYP:</b>	Villa
<b>CITY:</b>	Albir (Albir)
<b>SOVRUM:</b>	3
<b>BADRUM:</b>	3
<b>BYGGNAD:</b>	339 (m2)
<b>AREA:</b>	480 (m2)
<b>TERRASS:</b>	-
<b>ÅR:</b>	
<b>VÅNING:</b>	1
<b>BILLIGT</b>	-



BESKRIVNING

Located just 10 minutes' walk from the beach, in a central area of Albir, this exclusive property offers a privileged lifestyle, surrounded by nature and with stunning views of Puig Campana, Sierra Bernia, and Sierra Helada. Additionally, it has all essential services just minutes away: supermarkets, restaurants, medical centers, schools, and leisure areas. ? Main Features: Private 480 m<sup>2</sup> plot with exquisite Mediterranean garden and designer pool. 339 m<sup>2</sup> built, intelligently distributed to maximize light, privacy, and functionality. Open-plan ground floor with double-height ceilings, floor-to-ceiling windows, and seamless connection to the outdoors through interior patios. Open-concept designer kitchen, integrated into the living-dining room, ideal for enjoying and sharing. Private garage with direct access to the home. • Layout: 3 en-suite bedrooms with access to a private terrace, premium finishes, and maximum brightness. Panoramic solarium: a unique space to relax with views of the mountains and the Mediterranean sky. 90 m<sup>2</sup> semi-basement, perfect to adapt as a gym, home cinema, guest area, or office. • High-End Equipment: Underfloor heating throughout the house. Aerothermal climate control: energy efficiency and comfort all year round. Smart home automation system to control lights, climate, and security from your mobile. Alarm system with video surveillance. Top-quality finishes and attention to detail in every corner."

<b>STYLE</b>	<b>LUFTKONDITIONERING</b>	<b>AVSTÅND TILL :</b>	<b>MÖBLER</b>
<ul style="list-style-type: none"> <li>• Modern</li> </ul>	<ul style="list-style-type: none"> <li>• vardagsrum</li> <li>• kök</li> <li>• sovrum</li> </ul>	Beach : 500 m Flygplats: 40 Km Centrum : 200 m	<ul style="list-style-type: none"> <li>• nr inredd</li> </ul>
<b>PARKERING</b>	<ul style="list-style-type: none"> <li>• Sten golv</li> </ul>	<b>KÖK</b>	<b>GÅRDEN OCH TERRASSER</b>
garage inga bilar : 2		<ul style="list-style-type: none"> <li>• Öppet kök</li> <li>• Utrustad kök</li> <li>• Granit bänkskivan</li> </ul>	<ul style="list-style-type: none"> <li>• inglasad</li> <li>• Utebelysning</li> <li>• Automatiskt bevattningssystem</li> <li>• Frukträd</li> <li>• Palmträd</li> <li>• lekplats</li> <li>• Inhägnad</li> <li>• Stenmurar murar~~POS=HEADCOMP</li> <li>• Privat trädgård</li> </ul>
<b>UPPVÄRMNING</b>	<b>EXTRA</b>		
<ul style="list-style-type: none"> <li>• Golvvärme</li> <li>• Golvvärme badrum</li> </ul>	<ul style="list-style-type: none"> <li>• Inbyggda garderober</li> <li>• Säkerhetsdörr</li> <li>• Dubbla fönster</li> <li>• Dörr klocka med kamera</li> <li>• Satellite TV</li> <li>• Förråd</li> <li>• Tvättstuga</li> <li>• Internet</li> </ul>		

***"Experience our experience - Because you deserve the best"***