

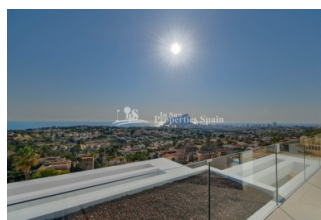
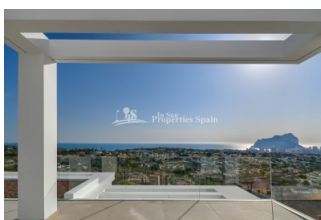
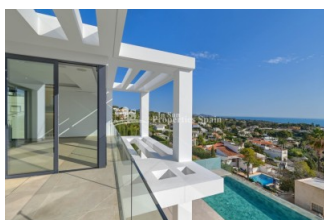
REF: # 13130

CALPE/MORAIRA (CALPE CENTRO)



INFO

|                       |                                 |
|-----------------------|---------------------------------|
| <b>PRIS:</b>          | 1.985.000 €                     |
| <b>FASTIGHETSTYP:</b> | Villa                           |
| <b>CITY:</b>          | Calpe/Moraira<br>(Calpe centro) |
| <b>SOVRUM:</b>        | 4                               |
| <b>BADRUM:</b>        | 4                               |
| <b>BYGGNAD:</b>       | 418 (m2)                        |
| <b>AREA:</b>          | 823 (m2)                        |
| <b>TERRASS:</b>       | -                               |
| <b>ÅR:</b>            |                                 |
| <b>VÅNING:</b>        | 1                               |
| <b>BILLIGT</b>        | -                               |



BESKRIVNING

Situated in an elevated area of Calpe, this stunning villa offers uninterrupted panoramic views from Calpe to Moraira, including the iconic Peñón de Ifach. Just a few minutes from Calpe's town center, you'll have easy access to restaurants, shops, sandy beaches, seafront promenades, and the Real Club Náutico. The well-known La Fustera beach, ideal for scenic walks in a natural setting, is less than a 5-minute drive away. Built on a plot of 802 m<sup>2</sup>, the property offers a total living space of 418.85 m<sup>2</sup> distributed over three levels, connected by internal stairs and a lift. All floors enjoy spectacular sea views. The top floor (62.33 m<sup>2</sup>) features a double bedroom with en-suite bathroom, a private sea-view terrace, and a closed garage. The main floor (162.97 m<sup>2</sup>) includes a spacious and bright living-dining room, a fully equipped kitchen, laundry room, guest toilet, and two double bedrooms each with its own en-suite bathroom and direct access to sea-view terraces. The lower ground floor (66.73 m<sup>2</sup>) offers a cinema room, wine cellar, a double bedroom with en-suite bathroom, an additional guest toilet, a covered porch, barbecue area, swimming pool, and a 29.52 m<sup>2</sup> terrace. This property combines luxury, comfort, and a privileged location—ideal for those seeking privacy, breathtaking views, and close proximity to the sea.

|  |   |   |   |
|--|---|---|---|
| <b>STYLE</b>   | <b>VYER</b>   | <b>LUFTKONDITIONERING</b>   | <b>AVSTÅND TILL :</b>   |
| <ul style="list-style-type: none"> <li>• Modern</li> </ul>   | <ul style="list-style-type: none"> <li>• Paronama</li> <li>• Havsutsikt</li> <li>• BergsVy</li> </ul> | <ul style="list-style-type: none"> <li>• Central luftkonditionering</li> <li>• vardagsrum</li> <li>• kök</li> <li>• sovrum</li> </ul>   | Beach : 2 Km<br><hr/> Flygplats: 40 Km<br><hr/> Centrum : 4 Km<br><hr/>                             |
| <b>ORIENTERING</b>   | <b>MÖBLER</b>   | <b>PARKERING</b>  | <b>VARDAGSRUM</b>   |
| South<br><hr/> <ul style="list-style-type: none"> <li>• Sten golv</li> </ul>   | <ul style="list-style-type: none"> <li>• nr inredd</li> </ul>   | garage inga bilar : 1<br><hr/>  | <ul style="list-style-type: none"> <li>• Förråd</li> <li>• Spelrum</li> <li>• Vinkällare</li> </ul> |
|  | <b>KÖK</b>  | <b>GARDEN OCH TERRASSER</b>   | <b>UPPVÄRMNING</b>  |
|  | <ul style="list-style-type: none"> <li>• Öppet kök</li> <li>• Utrustad kök</li> </ul>                 | <ul style="list-style-type: none"> <li>• inglasad</li> <li>• Utebelysning</li> <li>• Frukträd</li> <li>• Palmträd</li> <li>• lekplats</li> <li>• anlagda</li> <li>• Inhägnad</li> <li>• Stenmurar<br/>murar~~POS=HEADCOMP</li> <li>• Utomhus kök</li> <li>• BBQ / grill</li> <li>• Privat trädgård</li> </ul> | <ul style="list-style-type: none"> <li>• Golvvärme</li> <li>• Golvvärme badrum</li> </ul>           |
| <b>EXTRA</b>   |   |   |   |
| <ul style="list-style-type: none"> <li>• Inbyggda garderober</li> <li>• Larm</li> <li>• Säkerhetsdörr</li> <li>• Dubbla fönster</li> <li>• Satellite TV</li> <li>• Förråd</li> <li>• Tvättstuga</li> <li>• Lift</li> <li>• Vattenmjukgörare</li> <li>• Internet</li> </ul> |   |   |   |

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