



**Property type :** Villa

**Location :** Benissa

**Bedrooms :** 4

**Bathrooms :** 4

**Year built :** 2025

**Swimming pool :** Private

**Garden :** Private

**Orientation :** South

**Views :** Sea views

**Parking :** Street

**House area :** 261 m<sup>2</sup>

**Plot area :** 1058 m<sup>2</sup>

**Beach :** 1,5 km

- ✓ Floorheating
- ✓ Double glazing
- ✓ Barbecue
- ✓ Terrace
- ✓ Airconditioning

This modern, south-east facing design villa has panoramic sea views from Moraira to the Peñon de Ifach in Calpe. Connected by both internal stairs and a lift, this project has a total of 261 m<sup>2</sup> built area spread over 4 levels. All levels offer beautiful garden areas.

The layout is as follows:

**Parking**

Parking area at street level with a pedestrian entrance. External staircase to the entrance of the villa, with internal stairs and lift.

There is the possibility of installing a second lift from the parking area to the entrance of the house for a completely stepless entrance from the parking.

**Entrance**

You find yourself on a large flat terrace with panoramic sea views. On this level is the hall with staircase and lift.

**Floor 2**

One floor lower you reach the top floor with 2 bedrooms ensuite with south-east orientation.

**Floor 1**

On this level there are 2 bedrooms en suite, one of which is the master suite. From this floor there is access to an inner garden, connected to a covered terrace with access to a laundry room with washing machine connection and a technical room.

**Ground floor**

Here is the living area with open plan fully equipped kitchen with cooking island, living/dining room and guest bathroom. Outside you enter a barbecue area, terraces, garden and swimming pool. This area not only benefits from natural light through the large panoramic windows, which offer great sea views, but also offers a special highlight, a patio with natural light from the south-east.



