



**Property type :** Villa

**Location :** Polop

**Bedrooms :** 4

**Bathrooms :** 3

**Swimming pool :** Private

**Garden :** Private

**Orientation :** N/A

**Views :** Sea views

**Parking :** Private

**House area :** 100 m<sup>2</sup>

**Plot area :** 400 m<sup>2</sup>

**Airport :** 50 minuten

**Beach :** 25 minuten

**City :** 20 minuten

✓ Floorheating

✓ Utility room

✓ Double glazing

✓ Terrace

✓ Basement

✓ Airconditioning

This modern villa combines luxury, comfort and advanced technology to offer the perfect Mediterranean lifestyle. The layout is as follows:

Ground floor

- \* A spacious bedroom with en-suite bathroom.
- \* Open plan living/dining area, ideal for relaxing and entertaining.
- \* A stylish guest toilet.
- \* Terrace under the pergola, a sheltered outdoor area for dining or lounging.
- \* Eco-friendly saltwater swimming pool.

First floor

- \* A luxury suite with en-suite bathroom.
- \* A sun terrace with panoramic sea views.

Basement

- \* Two naturally lit, spacious rooms with large windows.
- \* A large family bathroom between the two bedrooms.
- \* Practical laundry room.
- \* Two utility/utility rooms, ideal for storage or utilities.

Features

- \* Unobstructed sea views from both the first and second floors.
- \* Modern kitchen with island and BOSCH appliances.
- \* Advanced windows, sun protection, thick anti-break glass with folding doors.
- \* Efficient heating and cooling by means of underfloor heating and aerothermic system for environmentally friendly temperature control.

- \* Bathrooms with Villeroy & Boch fittings for a luxurious touch.



