



**Property type :** Villa

**Location :** Moraira

**Bedrooms :** 3

**Bathrooms :** 4

**Swimming pool :** Yes

**House area :** 283 m<sup>2</sup>

**Plot area :** 897 m<sup>2</sup>

Located in one of the most exclusive areas of Moraira, this charming Mediterranean-style villa offers truly spectacular open views of Cabo de Moraira, the sea, and the entire coast. Its privileged hilltop location allows for complete privacy in the outdoor areas, including the sunny terrace, the garden, and the uniquely designed pool, perfectly integrated into the natural surroundings. The home stands out for its unique character and its carefully designed design. It is distributed over two floors that are connected internally, although they also have independent entrances, providing versatility and functionality. On the main floor, we find a spacious and bright living-dining room with a fireplace, an open area prepared for the kitchen and a laundry room (with pre-installations already installed), as well as a full bathroom with a shower. On this same floor, there is an annex apartment, connected from the interior but with a separate entrance, ideal as guest accommodation or even as a master suite. This space offers a comfortable living-dining room that can also be used as a bedroom, a second bedroom, a full bathroom, and an additional area used as a kitchen or dressing room, also with the necessary pre-installations. The entrance to this apartment retains a beautiful restored antique wooden door that adds a distinctive and authentic touch. The upper floor, accessible via an internal staircase, houses two bedrooms, a full bathroom, and a sun terrace with sea views, perfect for relaxing or enjoying the sunsets. All the main rooms of the home enjoy views of the sea, the garden areas, and the pool, reinforcing the feeling of being in a private oasis. The garden, designed to be low-maintenance, has an automatic irrigation system. The property also has parking space within the grounds, with a motorized sliding gate for vehicles and a separate pedestrian entrance. Among the finishes and amenities, the most notable are the wood-effect aluminum windows with double security glazing, blinds and mosquito nets in the bedrooms (motorized on the upper floor), built-in wardrobes with sliding doors, radiator heating, and warm, adjustable lighting in the floors and ceilings. A property with soul, perfect for those seeking tranquility, sea views, and the unmistakable charm of the Mediterranean.



