



**Property type :** Villa

**Location :** Moraira

**Bedrooms :** 3

**Bathrooms :** 2

**Swimming pool :** Yes

**Garden :** Private

**Orientation :** South

**House area :** 167 m<sup>2</sup>

**Plot area :** 918 m<sup>2</sup>

✓ Close to sea

✓ Utility room

✓ Fireplace

✓ Terrace

✓ Central heating

✓ Airconditioning

Located in the coveted BaladRAR area, this charming Mediterranean-style villa with rustic touches offers a tranquil and sunny lifestyle just steps away from a blue flag cove. Spread over a single floor and set on a spacious plot of 918 m<sup>2</sup>, the property provides privacy and comfort in a privileged natural setting. The home features 167 m<sup>2</sup> of constructed space, 3 double bedrooms, 2 full bathrooms, a cozy living room with a fireplace, and a warm and functional equipped kitchen. The exposed wooden beams and stone details bring character and authenticity to the interior space. The exterior is a true oasis: a private pool surrounded by mature vegetation, well-maintained garden areas, terraces for outdoor enjoyment, and parking space. The solar panel system, air conditioning, and south-facing orientation ensure efficiency and comfort year-round. Perfect as a permanent residence or vacation home. Ideal for families or individuals with reduced mobility due to its single-story layout. Just minutes away from services, restaurants, and the paradise beaches of the Costa Blanca. A unique opportunity to live close to the sea, with the charm of tradition and the comfort of modernity.





