



Property type : Villa

Swimming pool : Yes

House area : 262 m²

Location : Moraira

Plot area : 805 m²

Bedrooms : 4

Bathrooms : 2

Exceptional Walk-to-Everything Villa: Your Moraira Dream Awaits! Imagine a life where the best of Moraira is right on your doorstep. This beautifully presented, spacious villa offers the ultimate luxury: unbeatable convenience in an absolutely superb location, just a 10-minute stroll from the vibrant town centre and the sun-kissed shores. Forget the car and taxis, this is true walkable Mediterranean living! Prime Location and Unrivalled Convenience This is more than a home; it's a lifestyle hub. You have direct, minutes-walking access to: Moraira Centre: Explore the bustling heart of Moraira, its boutique shops, and its renowned, vibrant culinary scene. Blue Flag Beaches: Dip your toes in the sand at the family-friendly, sandy Playa Ampolla. Platgetes Beach Area: Enjoy the charming coves and the surrounding gastronomic haven perfect for seaside dining. Privacy, Space, and Luxurious Amenities While the location is central, the property offers a wonderful level of privacy and space. Massive Pool and Terraces: Enjoy the Mediterranean sun around the impressive 9.5m x 6m swimming pool, surrounded by generous sunbathing terraces with tranquil open valley views. Superb Outdoor Living: Dine al fresco under the large, covered poolside porch, accessible directly from the main living area. Gated Security: Accessed via automatic gates, the property boasts secure, gated parking for several vehicles. Versatile Living and Brand New Guest Apartment This four-bedroom villa is perfect for full-time residents, a holiday escape, or a high-yield investment property due to its flexible accommodation: Main Floor: Features a bright and spacious living/dining room, a fully equipped kitchen, two double bedrooms, and a bathroom. Brand New Lower Level: A completely renovated, self-contained two-bedroom guest apartment. This light-filled space includes a living/dining room with glass sliding doors accessing the gardens, a small kitchen, two double bedrooms, and a stylish new shower room. Ideal for rental income or hosting friends and family! Excellent Condition and Modern Comforts Presented in excellent, move-in-ready condition, the villa ensures comfort all year round: Newly installed hot and cold air conditioning in both living rooms and the upper bedrooms. UPVC exterior carpentry with double glazing. Cosy pellet burner in the upper living area. Don't miss this rare opportunity to own a villa that truly delivers on location, space, and modern comfort near Moraira's beaches and town centre!



