Sun Team Property

VILLA IN ROJALES

Rojales · Nr. MLSC3077278

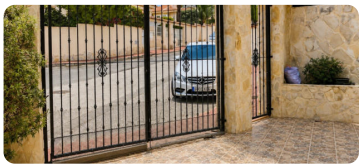
PARDUODAMA

557.000 €





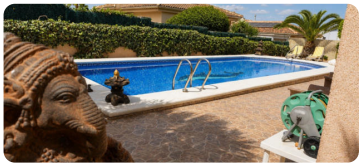














4 Miegamieji

3 Vonios kambariai

175 m² Užstatytas plotas

500 m² Sklypas

E Energinė klasė

BŪSTO DUOMENYS

Pakrantė	Costa Blanca South
Atstumas iki jūros (tiesiai)	7 km

APRAŠYMAS

For sale is a comfortable detached villa offering 175 m² of living space, set on a private 500 m² plot. The property combines spacious interiors, generous outdoor areas and an excellent location close to restaurants, supermarkets and everyday amenities, while still providing a peaceful and private setting. Built in 2007, the villa benefits from a desirable south-west orientation, allowing you to enjoy plenty of sunshine throughout the day. It is an excellent choice as a permanent residence in Spain, a holiday home or an investment property with strong rental potential. Spacious Interior – Ideal for Families and Guests The villa offers 4 bedrooms and 3 bathrooms, providing plenty of comfortable accommodation for a large family and visiting guests.

SAVYBĖS

Oro kondicionierius · Buitinė technika · Sodas · Automobilių stovėjimo vieta · Baseinas · Šarvuotos durys

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APRAŠYMAS

One of the property's key advantages is its flexible layout, featuring 2 kitchens and 2 separate living and dining areas. This configuration makes the villa particularly suitable for extended families, two generations living together, guests seeking additional privacy or potentially using part of the property for rental purposes. For year-round comfort, the house is equipped with air conditioning and 10 infrared heating panels, each with its own individual thermostat. The property has an Energy Performance Certificate rating of E. Private Saltwater Pool and Mature Garden The outdoor area is centred around an impressive 10 x 4 metre private saltwater swimming pool, providing the perfect setting for swimming, relaxing and enjoying the Mediterranean climate. The villa is surrounded by a mature, well-established garden, offering privacy and an attractive Mediterranean atmosphere. The garden benefits from an automatic irrigation system and outdoor lighting, making it easy to maintain and enjoyable both during the day and in the evening. Thanks to the south-west orientation, the outdoor areas are particularly well suited to enjoying sunny afternoons and evenings by the pool. Peaceful Location Close to All Amenities One of the property's greatest advantages is its combination of privacy and tranquillity with convenient access to local services. Restaurants, supermarkets and other everyday amenities are all within easy reach. The beach is approximately 10 minutes away, while Alicante International Airport can be reached in around 25 minutes, making the property particularly convenient for international owners and visitors. Key Features Living area: 175 m² Plot: 500 m² 4 bedrooms 3 bathrooms 2 kitchens 2 living and dining areas Private 10 x 4 m saltwater swimming pool South-west facing Air conditioning 10 infrared heating panels with individual thermostats Mature garden Automatic garden irrigation system Outdoor garden lighting Built in 2007 Energy rating: E Beach: approximately 10 minutes Alicante Airport: approximately 25 minutes Excellent rental potential – the property does not currently have a tourist rental license but Rojales to date still allows touristic rental meaning you can apply for a license This is an attractive opportunity for anyone looking for a spacious villa with a large private pool, established garden and a versatile interior layout. Contact us today for further information or to arrange a private viewing. IBI: 360€

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