

€395,000 House / Villa - Sold

## Bright, brand new house with a communal pool for sale in Benicalap

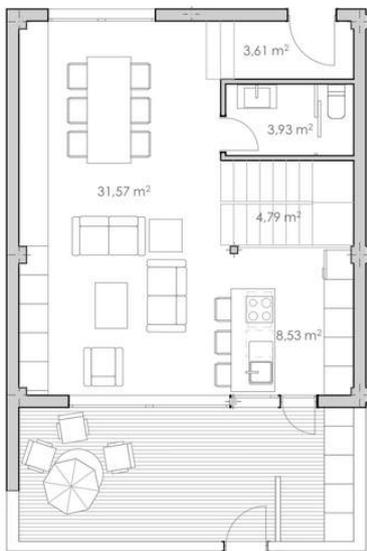
Spain » Valencia » Valencia City » Palacio de Congresos » 46025

4 Bedrooms    3 Bathrooms    181m<sup>2</sup> Floorplan    21m<sup>2</sup> Terrace

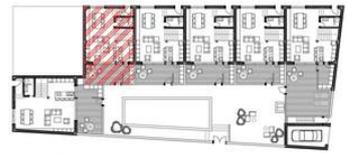
Sold

### Alma de Fuertas RESIDENCIAL EN NOU BENICALAP

PLANTA BAJA



PLANTA PISO



**VIVIENDA 2**

	Superficie construida
PLANTA BAJA	59.77 m <sup>2</sup>
PLANA PISO	61.65 m <sup>2</sup>
SÓTANO	59.77 m <sup>2</sup>
TERRAZA	20.83 m <sup>2</sup>
TOTAL	202.02 m <sup>2</sup>



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+34 960 077 790 · valencia@lucasfox.com · lucasfox.com · Calle Hernán Cortés 28, Valencia, Spain

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### New build house with 4 bedrooms and a terrace for sale in an exclusive development.

This house is located in the centre of Valencia, in a growing area. It is part of an exclusive new build development that offers modern and spacious terraced houses, all with large terraces, private parking and storage, and community pool.

This house in particular has a ground floor (58.74 m<sup>2</sup>), a first floor (60.62 m<sup>2</sup>) and a basement (58.74 m<sup>2</sup>), plus a terrace of 21.28 m<sup>2</sup>. In total there is almost 200 m<sup>2</sup> of accommodation, with 4 spacious bedrooms, 2 bathrooms and a toilet.

The house has a comfortable and modern layout. The day area is on the ground floor and consists of different areas: living room, dining room, kitchen, laundry room and bathroom. The kitchen is furnished with white high and low units, and with a central island with a double-edged sintered stone countertop, a vented cooktop, electric oven and ceramic hob.

Both the living room and the kitchen have large glass doors, which create a comfortable atmosphere, offering access to a very sunny terrace for use as an outdoor living space and play area; ideal for gatherings with family and friends.

The staircase is located in the centre of the house and has a light and contemporary design, with natural wood steps and glass handrails, and leads to the upper level, where we find the bedrooms.

On the first floor, the night area is flexible and practical. The hall leads to 4 good-sized bedrooms with large windows, which provide plenty of natural light to the rooms and offer views of the street or the community. All bedrooms have large wardrobes and space for a study or living area. Two bathrooms complete this floor.

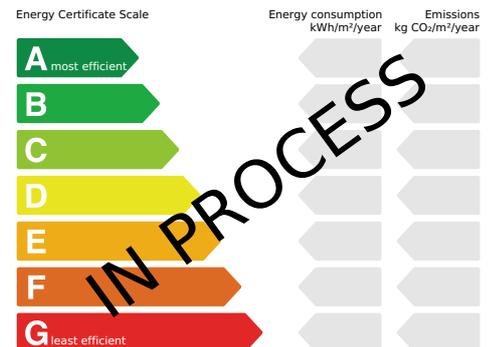
In the basement we find the private parking area of the house, with capacity for 2 cars. There is also a space for storage of bicycles and a large storage room. This level is open plan and has plenty of natural light.

One of the attractions of the Alma de Huertas development is that it allows clients to decide on different layouts, according to their needs and preferences. For example, there is the option of redistributing the upper floor to have 3 bedrooms instead of 4, with a magnificent master bedroom with a dressing room. In the same way, there is the possibility of creating a multipurpose room in the basement that will enjoy natural light and the same comfort as the rest of the house.



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Terrace, Swimming Pool, Garden,  
Private garage, Natural light,  
High ceilings, Transport nearby,  
Storage room, New build, Exterior,  
Double glazing, Built-in wardrobes,  
Air conditioning



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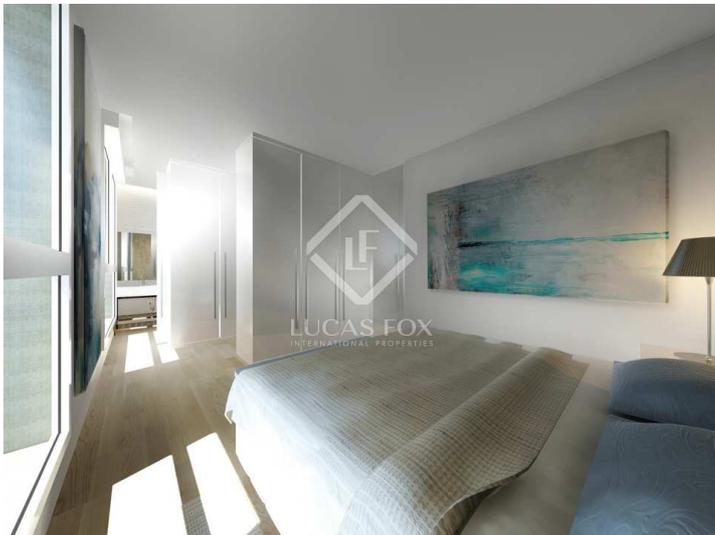
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In addition, the residential community has a common area with an attractive pool, perfect to have fun and relax. Security and access control is also provided, with the installation of automatic door openers in the pedestrian access to the common area and with entry gates, to ensure your total security and peace of mind at all times.

Contact us to find out more about this fantastic new build house for sale in a growing area near the centre of Valencia.



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