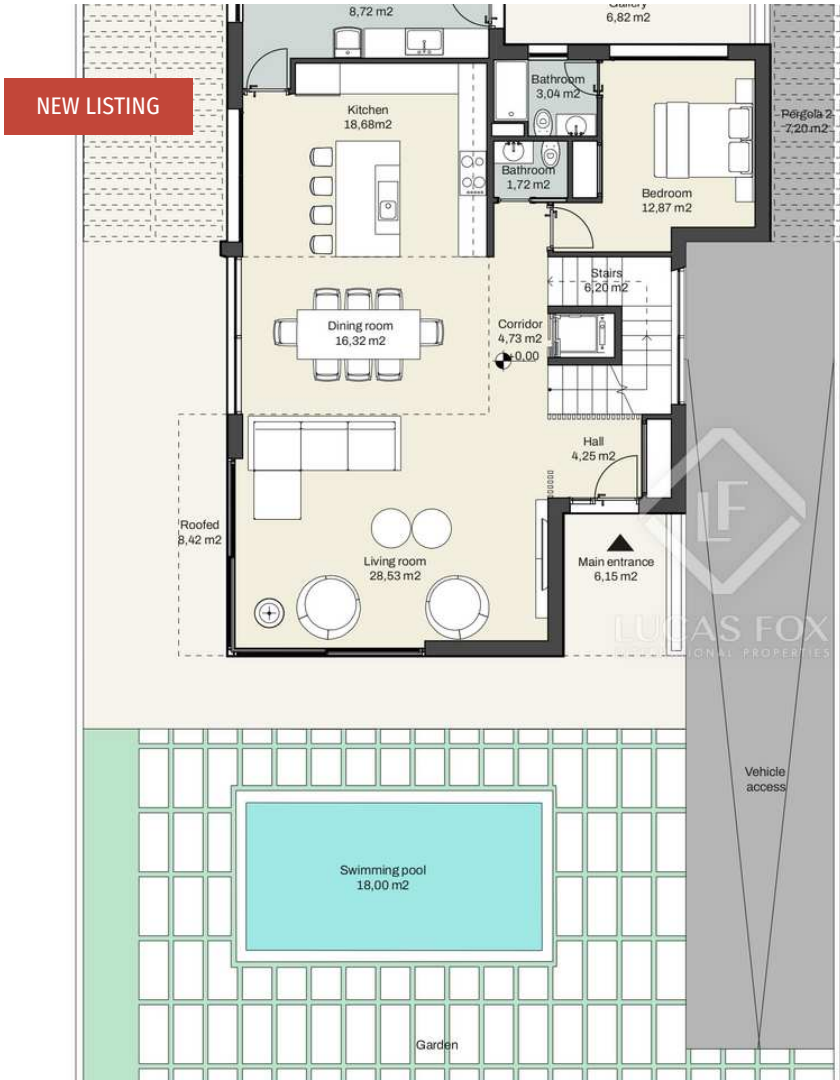


€1,340,000 House / Villa - For sale - New listing

New build 5 Bedroom house / villa with 45m² terrace for sale in Albufereta, Alicante

Spain » Alicante » Albufereta » 03016

5 Bedrooms **5** Bathrooms **344m²** Floorplan **425m²** Plot size **45m²** Terrace



Living room	28,53 m ²
Dining room	16,32 m ²
Kitchen	18,68 m ²
Bathroom 01	1,72 m ²
Bedroom 01	12,87 m ²
Bathroom 02	3,04 m ²
Laundry room	8,72 m ²
Stairs	6,20 m ²
USABLE GR. FL. AREA	105,06 m²
BUILT GR. FL. AREA	123,85 m²
ROOFED TERRACES GR. FL. AREA	
Main entrance	6,15 m ²
Pergola 1	15,94 m ²
Pergola 2	7,20 m ²
Roofed	8,42 m ²
Gallery	6,82 m ²
TERRACES TOTAL AREA	44,53 m²
TOTAL GR. FL. AREA	168,38 m²
TYPE A RESIDENCE - TOTALS	
USABLE INTER. AREA	343,72 m²
BUILT INTERIOR AREA	433,86 m²
TERRACE AREA	182,06 m²



Bedroom 03	8,46 m ²
Bedroom 04	13,36 m ²
Bathroom 04	3,83 m ²
Bedroom 05	23,39 m ²
Bathroom 05	5,78 m ²
Walking closet	8,74 m ²
Stairs	6,20 m ²
USABLE 1ST FL. AREA	98,56 m²
BUILT 1ST FL. AREA	147,00 m²
ROOFED TERRACES 1ST FL. AREA	
Terrace 01	3,35 m ²
Terrace 02	8,65 m ²
TERRACES TOTAL AREA	11,83 m²
TOTAL 1ST AREA	158,83 m²

TYPE A RESIDENCE - TOTALS	
USABLE INTER. AREA	343,72 m²
BUILT INTERIOR AREA	433,86 m²
TERRACE AREA	182,06 m²



TYPE A RESIDENCE - BASEMENT	
USABLE BASEMENT FLOOR AREA	
Corridor	4,80 m ²
Garage	64,84 m ²
Wine cellar	14,72 m ²
Room	39,38 m ²
Stairs	6,20 m ²
USABLE BAS. AREA	129,72 m²
BUILT BAS. AREA	148,51 m²
BAS. TOTAL AREA	148,51 m²

TYPE A RESIDENCE - TOTALS	
USABLE INTER. AREA	343,72 m²
BUILT INTERIOR AREA	433,86 m²
TERRACE AREA	182,06 m²
TOTAL AREA	615,92 m²

TYPE A RESIDENCE AREAS	
Plot 2	412,87 m ²
Plot 3	410,12 m ²
Plot 4	412,53 m ²
Plot 5	409,77 m ²
Plot 6	398,43 m ²



TYPE A RESIDENCE - ROOF FL.	
USABLE ROOF FLOOR AREA	
Tower	4,16 m ²
Stairs	6,20 m ²
USABLE ROOF FL. AREA	10,36 m²
BUILT ROOF FL. AREA	14,50 m²
UNCOVERED TERRACES AREA	
Solarium 1	59,42 m ²
Solarium 2	35,75 m ²
TOTAL	95,17 m²

ROOFED TERR. ROOF FL. AREA	
Roofed solarium	14,53 m ²
Decorative roof	18,00 m ²
TOTAL	30,53 m²
TERR. TOTAL AREA	25,70 m²
TOTAL ROOF FL. AREA	140,20 m²

TYPE A RESIDENCE - TOTALS	
USABLE INTER. AREA	343,72 m²
BUILT INTERIOR AREA	433,86 m²
TERRACE AREA	182,06 m²
TOTAL AREA	615,92 m²

Contact us today for more information or to arrange a viewing

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5	5	344m²	425m²	45m²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace

OVERVIEW

Beautiful new build independent villa of 616 m² with pool, underfloor heating and solar panels for sale in a gated community in Vistahermosa, Alicante.

Lucas Fox presents this closed development of new build with luxury villas in Vistahermosa, Alicante. The development offers twelve sophisticated villas in a strategic location between the vibrant city centre and the magnificent San Juan beach. Thus, it offers a quiet location, but with all the amenities.

The development offers its residents garden areas and a multipurpose social club with first-class amenities.

The villa is designed to offer maximum comfort and luxury, with a carefully planned layout and a comfortable lift that connects all floors. It is a villa of 616 m² built, on a plot of 413 m², with a layout over three floors, plus the solarium on the roof.

On the ground floor, there is a spacious living-dining room, along with a modern and functional kitchen with laundry room room. In addition, this floor houses a ensuite bedroom, ideal for guests, and another additional bathroom for greater comfort.

The first floor has the main bedroom with a private bathroom, dressing room and access to a large terrace, as well as another bedroom with a private bathroom and terrace. Two additional bedrooms that share a bathroom complete this floor .

The lower ground floor offers a large garage for four cars, a wine cellar and a multipurpose room, adaptable as a gym or cinema room, for the entertainment and comfort of residents.

Exterior, there is a garden with a salt chlorination pool on the street floor and a solarium on the top floor of the property, to enjoy the Mediterranean climate and appreciate the impressive panoramic views.



lucasfox.com/go/ali48735

Mountain views, Terrace, Swimming Pool, Garden, Private garage, Lift, Natural light, High ceilings, Underfloor heating, Parking, Modernist building, Wheelchair access, Walk-in wardrobe, Utility room, Transport nearby, Storage room, Solar panels, Security, Playroom, Playground, Pet-friendly, Open kitchen, New build, Near international schools, Heating, Gated Community, Exterior, Equipped Kitchen, Double glazing, Domotic system, Chill out area, Built-in wardrobes, Balcony, Alarm, Air conditioning

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Bedrooms	Bathrooms	Floorplan	Plot size	Terrace

The finishes of the house are of high quality and contemporary design. The large-format porcelain stoneware floors are combined with laminated plasterboard ceilings, which hide the facilities and allow a perfect layout of the recessed LED lighting. The interior doors, with a minimalist style and white lacquer finish, offer an elegant and modern look. Triple-glazed aluminum windows guarantee energy efficiency and acoustic comfort.

The fully equipped kitchen features state-of-the-art appliances and a contemporary design with handle-free wall and base units to maximize space and functionality. In the bathrooms, the large-format flooring and tiling offers a modern and elegant aesthetic, complemented by high-end taps and suspended furniture for a contemporary and practical design.

All graphic documentation is indicative, so various aspects of the house can be customized, from the flooring to the kitchen furniture. In addition, the option is offered to hire an interior design service and choose between different styles of furniture.

Get in touch for more information.

Contact us today for more information or to arrange a viewing

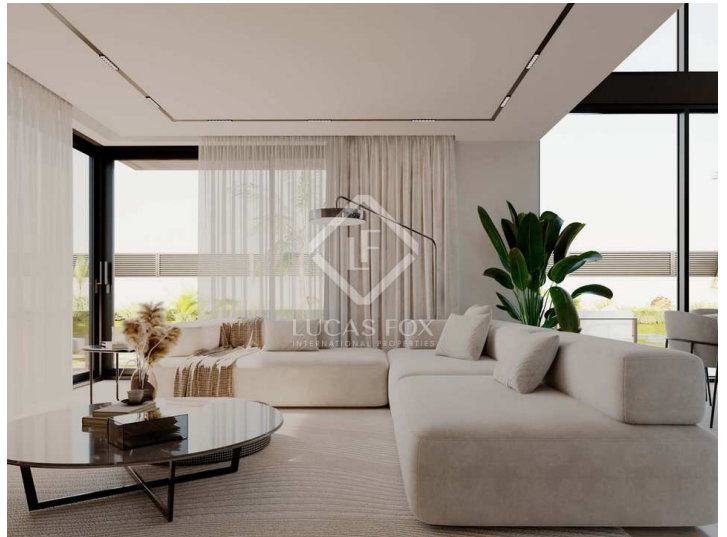
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