

€1,595,000 House / Villa - For sale - New listing

## Wonderful 4-bedroom villa with sea views and a separate guest house for sale in Javea

Spain » Costa Blanca » Jávea » 03730

4	4	429m <sup>2</sup>	1,200m <sup>2</sup>
Bedrooms	Bathrooms	Floorplan	Plot size



Contact us today for more information or to arrange a viewing

+34 965 79 33 63 · javea@lucasfox.es · lucasfox.com · Pl. Adolfo Suarez, 23, Puerto de Jávea, Jávea, Spain

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**Beautifully renovated Mediterranean villa with 4 bedrooms with en-suite bathrooms, sea views and a guest house, for sale in Balcon al Mar, Javea.**

Located in the sought-after residential area of Balcón al Mar, this superb property enjoys an elevated position, ensuring wonderful sea views throughout.

Recently completely renovated, the home beautifully combines timeless Mediterranean charm with modern luxury. The renovation includes all new double-glazed doors and windows, microcement floors, and original sandblasted Castellano doors, preserving character while enhancing comfort. The Ibiza-style kitchen features high-quality equipment, sleek finishes, and a relaxed yet elegant design.

Access to the property is available via a pedestrian gate or through the private garage, which offers parking for one large vehicle. From the garage, an internal staircase leads to the lower level of the house, while a second staircase connects to the main hallway.

The beautiful wooden front door opens into an elegant entrance hall with a guest toilet and built-in wardrobe. From the central hallway, we can access two bedrooms, both with their own en-suite bathrooms, the spacious living room, and the fully equipped kitchen. From the kitchen, the bright dining area opens through glass doors onto the terrace, where we can enjoy views of the pool, garden, and sea beyond. The living room also enjoys sweeping sea views and features a cozy wood-burning fireplace, adding warmth and ambiance during the cooler months.

Natural light floods the home through its many windows, and there is hot and cold air conditioning throughout for year-round comfort.

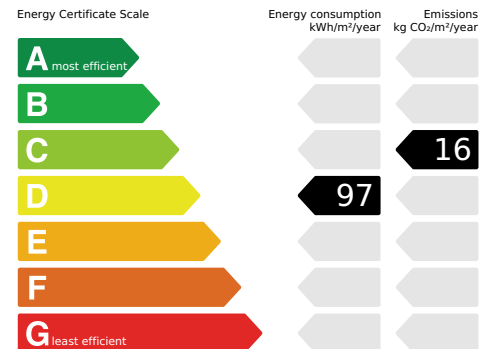
The lower level of the house offers a laundry and storage room that also houses all the technical installations. In addition, there is a versatile room with an en-suite bathroom and direct access to the terrace, ideal for use as a gym, spa, or extra guest bedroom.

A winding staircase from the main terrace leads up to the roof terrace solarium, a true retreat offering both space and spectacular sea views, creating a tranquil and luxurious atmosphere.



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Sea views, Terrace, Swimming Pool, Garden, Private garage, Natural light, Parking, Views, Storage room, Renovated, Panoramic view, Open kitchen, Near international schools, Heating, Fireplace, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Air conditioning



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The pool terrace is one of the property's standout features. The entire exterior has been newly tiled with "piedras alemán", adding a refined and contemporary touch. The 10x5 metre swimming pool has been fully retiled with elegant Bali green tiles, surrounded by ample space for sunbathing and relaxing, as well as an outdoor shower.

The low-maintenance Mediterranean garden is landscaped with gravel, mature hedges for privacy, and a variety of plants and fruit trees well-suited to the local climate.

The property also includes a separate guesthouse, offering its own entrance, fully equipped kitchen, covered naya/living area, and a large double bedroom with an en-suite bathroom, ideal for guests or extended family seeking independence and privacy. On the side of the guest casita, there are two additional storage spaces, and at the rear of the property, an extra office space with its own terrace and sea views, a perfect spot for working from home in a serene setting.

This wonderful, fully renovated villa, with its separate guesthouse, versatile additional spaces, and breathtaking sea views, is perfect as a family residence or as a luxurious Mediterranean retreat.

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