



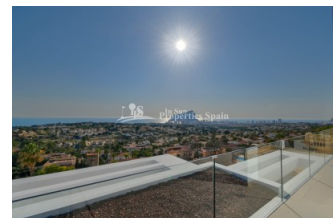
REF: # 13130

CALPE/MORAIRA (CALPE CENTRO)



INFO

PRIS:	1.985.000 €
BOLIG TYPE:	Villa
STED:	Calpe/Moraira (Calpe centro)
SOVEROM:	4
Bad:	4
BOAREAL (m 2):	418
TOMT (m2):	823
Terrasse (m2):	-
ÅR:	
ETASJER:	1
MELDING	-




BESKRIVELSE

Situated in an elevated area of Calpe, this stunning villa offers uninterrupted panoramic views from Calpe to Moraira, including the iconic Peñón de Ifach. Just a few minutes from Calpe's town center, you'll have easy access to restaurants, shops, sandy beaches, seafont promenades, and the Real Club Náutico. The well-known La Fustera beach, ideal for scenic walks in a natural setting, is less than a 5-minute drive away. Built on a plot of 802 m², the property offers a total living space of 418.85 m² distributed over three levels, connected by internal stairs and a lift. All floors enjoy spectacular sea views. The top floor (62.33 m²) features a double bedroom with en-suite bathroom, a private sea-view terrace, and a closed garage. The main floor (162.97 m²) includes a spacious and bright living-dining room, a fully equipped kitchen, laundry room, guest toilet, and two double bedrooms each with its own en-suite bathroom and direct access to sea-view terraces. The lower ground floor (66.73 m²) offers a cinema room, wine cellar, a double

bedroom with en-suite bathroom, an additional guest toilet, a covered porch, barbecue area, swimming pool, and a 29.52 m² terrace. This property combines luxury, comfort, and a privileged location—ideal for those seeking privacy, breathtaking views, and close proximity to the sea.

ENERGETIC CERTIFIED



STIL	UTSIKT	AIRCONDITION	DISTANSE TIL :
<ul style="list-style-type: none"> • Modern 	<ul style="list-style-type: none"> • Panorama • Sjø utsikt • Fjell utsikt 	<ul style="list-style-type: none"> • Sentral aircondition • Stue • Kjøkken • Soverom 	Strand : 2 Km <hr/> Flyplass: 40 Km <hr/> Sentrum : 4 Km
ORIENTERING	MØBLER	PARKERING NR BILER	HOVED BOLIG
South	<ul style="list-style-type: none"> • Uten møbler 	Garasje nr biler : 1	<ul style="list-style-type: none"> • Lagerrom • Games room • Vinkjeller
FLOORING	KJØKKEN	HAGE TERASSER	OPPVARMING
<ul style="list-style-type: none"> • Stein 	<ul style="list-style-type: none"> • Åpent kjøkken • Hvitevarer 	<ul style="list-style-type: none"> • Åpen terrasse • Utebelysning • Frukt trær • Palme trær • Lekeplass • Opparbeidet hage • Inngjerdet • Stein murer • Ute kjøkken • Barbeque • Privat hage 	<ul style="list-style-type: none"> • Gulv varme • Gulv varme bad
EXTRA	ENERGETIC CERTIFIED		
<ul style="list-style-type: none"> • Innebygde garderober • Alarm • Sikkerhets dør • Vinduer med dobbelt glass • Sattelit TV • Lager rom • Vaske rom • Heis • Vannrenseanlegg • Internet 			

"OUR EXPERIENCE IS YOUR GUARANTEE"