



Price: €695,000

Bedrooms: 4

Bathrooms: 4

M2 Living: 391<sup>2</sup>M2 Plot: 11<sup>2</sup>

M2 Terrace: -

Address: Perdreguer, Alicante

A superb, 5 bedroom South facing modern villa of very high standard with an Energy Certificate designation of B. The villa is situated on a large plot in excess of 10,000m<sup>2</sup> not far from the town of Pedreguer and only 10 minutes from the sea and 1 hour from Alicante or Valencia airports. The property needs to be seen to be fully appreciated and is fitted to a very high specification, including under floor heating, A/C units throughout, mains electricity and solar. There is mains supply water but also water from a specially drilled bore hole plus very low cost water from special local water rights. All of these points plus the very high energy certification ensure an energy efficient and low cost home. The ground floor consists of a large lounge, dining area and open plan kitchen. There is also a large hall, 2 large bedrooms, both ensuite with dressing room areas, plus a separate guest w.c. There are 3 bedrooms upstairs accessed by a feature double staircase. One staircase leads to 2 double bedrooms with 1 shared bathroom and the other leads to a large ensuite bedroom with a dressing room area. There is a large sun terrace which connects all bedrooms on the upper floor. There is also a large basement area well in excess of 200m<sup>2</sup> which is now used as a garage, workshop and store room area but could be used for other purposes such as a gym, games room or cinema for example. On the ground floor patio doors lead to the front of the villa where there is a large covered terrace and a very private pool and pool terrace area. There is a gazebo and various garden areas with a large fountain feature to the rear of the villa where there is a double carport and underground garage. This really is a special property and would be a perfect home for anybody looking for a very large high quality property with lots of external space, surrounded by the Spanish countryside but with good access to motorways and airports.