

## 4 soveværelse Villa til salg i Elda, Alicante

329.995€



Loma Bada is an executive urbanisation built just a five minutes drive from the towns of Elda and Petrer. Originally, the zone was known as "millionaires row" but following the economic crash of 2008 the most expensive properties were hit the hardest and around 50% of the value was lost. To buy in Loma Bada now will usually cost you between 400-500,000€ so this is an excellent opportunity to live in the most prestigious area around at a massively discounted price as the property needs some love and modernisation. This is a very spacious villa on two floors and the downstairs has been made into a self-contained apartment for guests or for renting out. The kitchen has only recently been newly fitted and all the windows have been updated some with automatic blinds and there is a new diesel boiler to operate the central heating system. The lounge/diner is a wonderful space and has a traditional log-burning fire, the bedrooms are all doubles and there are bathrooms on both floors. The outside area is enhanced with the benefit of a terrace and solarium. There are fruit trees and a barbeque area perfect for the warm summer days and evenings. There is a big, private, swimming pool that looks rather sad in the photos as the property was listed outside of the season and the owners only maintain it in the summer, this property also has a new solar system with a lithium battery pack and a new electric gate, just about everything has been thought out allowing the new owners to move in and enjoy everything this property has to offer. The property is within a gated community with the bonus of a private bus into town. Elda, located in the province of Alicante, Spain, offers a variety of attractions and advantages that make it an appealing place to live. Here are six reasons why someone might choose to live in Elda: 1. **\*\*Rich Cultural Heritage\*\***: Elda boasts a rich cultural heritage, evident in its historic sites, museums, and festivals. The city is known for its shoemaking tradition, which is celebrated annually during the Moors and Christians festival, where locals reenact historical events with elaborate costumes and parades. 2. **\*\*Affordable Cost of Living\*\***: Compared to larger cities in Spain, Elda offers a relatively affordable cost of living. Housing prices, groceries, and other daily expenses tend to be more budget-friendly, making it an attractive option for individuals and families looking to stretch their budget. 3. **\*\*Mild Climate\*\***: Like much of the Costa Blanca region, Elda enjoys a mild Mediterranean climate with hot summers

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|------------------------------------|----------------|---------------------------------|
| 4 soveværelser                     | 2 badeværelser | 255m <sup>2</sup> Byg størrelse |
| 1.900m <sup>2</sup> Grundstørrelse | Svømmepøl      | Guest House                     |
| Sewage                             | Fireplace      | BBQ                             |
| Dining room                        | Living room    | Kitchen                         |
| Terrace                            | Garage         | Central Heating                 |
| Washing area                       |                |                                 |



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