

## 3 Schlafzimmer Villa zu verkaufen in Benijófar, Alicante

440.000€

Modern New-Build Villas in Benijófar with Private Pools A Prime Location in Benijófar Nestled in the charming town of Benijófar, this new residential complex offers the perfect blend of modern design and a tranquil Mediterranean lifestyle. Located just 7 km from the beautiful beaches of Guardamar del Segura, Benijófar is a peaceful village surrounded by nature and essential amenities. With its proximity to the Segura River, picturesque landscapes, and vibrant community, it's an ideal destination for those seeking a serene yet connected lifestyle.





**Spacious Villas with Thoughtful Design** This development features four modern villas, each thoughtfully designed to provide comfort and functionality. These two-story homes offer:

- 3 Bedrooms and 2.5 Bathrooms:** One bedroom and a bathroom with a guest toilet on the ground floor, and two additional bedrooms with a shared bathroom and a large terrace on the first floor.
- Open-Concept Living Spaces:** A spacious living room with a contemporary open kitchen, seamlessly connected to the garden and private pool through sliding glass doors.
- High-Quality Features and Amenities** These villas are built to the highest standards, with premium features that enhance comfort and sustainability:
  - Aluminum exterior carpentry with thermal break for optimal insulation.
  - Motorized aluminum blinds.
  - Reinforced entrance door for added security.
  - Bathrooms with glass-enclosed showers.
  - LED lighting throughout the interior and exterior.
  - Complete installation of air conditioning and heating through ducts (Johnson or similar).
  - Private swimming pool with a shower.
  - Photovoltaic solar panels with 1.5 kW capacity for energy efficiency.
  - Osmosis system in the kitchen for purified water.

**Convenient Location and Nearby Attractions** Benijófar is perfectly situated with excellent connectivity to key points of interest:

- Alicante Airport:** 30 km (approximately 30 minutes by car).
- Guardamar Beaches:** 7 km (15 minutes by car), offering over 11 km of pristine white sand crystal-clear waters.
- Golf Courses:** Several renowned courses nearby, ideal for golf enthusiasts.
- Water Parks:** Fun-filled options in Rojales and Torrevieja, just minutes away.
- Local Amenities:** Supermarkets, pharmacies, banks, restaurants, and a charming natural park all within walking distance.

**Your Mediterranean Dream Home Awaits** Embrace modern living in a tranquil village setting with these exceptional villas in Benijófar. Perfect for families or as an investment, these homes offer everything you need for a luxurious

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|-----------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------|
|  3 Schlafzimmer                     |  2 Badezimmer |  111m <sup>2</sup> Baugröße |
|  233m <sup>2</sup> Grundstücksgröße | <input checked="" type="checkbox"/> Schwimmbad                                                   | <input checked="" type="checkbox"/> WC: 1                                                                        |
| <input checked="" type="checkbox"/> Double Bedrooms: 3                                                                | <input checked="" type="checkbox"/> Air Conditioning: Yes                                        | <input checked="" type="checkbox"/> Useable Build Space: 100 Msq.                                                |
| <input checked="" type="checkbox"/> Location: Rural                                                                   | <input checked="" type="checkbox"/> Near bus route                                               | <input checked="" type="checkbox"/> Near Schools                                                                 |
| <input checked="" type="checkbox"/> Near Golf / Golf Resort Property                                                  | <input checked="" type="checkbox"/> Beach: 9000 Meters                                           | <input checked="" type="checkbox"/> Number of Parking Spaces: 1                                                  |
| <input checked="" type="checkbox"/> Terrace: 20 Msq.                                                                  | <input checked="" type="checkbox"/> Gated                                                        | <input checked="" type="checkbox"/> Private pool                                                                 |
| <input checked="" type="checkbox"/> garden                                                                            |                                                                                                  |                                                                                                                  |

