

## 3 sovrum Villa till salu i Dehesa de Campoamor, Alicante

1.100.000€



Exclusive modern 3 bedroom detached villa situated within walking distance to the golf course & the Club House and also offering all services such as restaurants, bars, Gym, SPA and supermarket.

These luxury designed villas adapt well to the natural environment and surroundings. Each villa is built all on one level with the optional extra of a solarium and all have spacious plots with a large private swimming pool and off road private parking for two cars.

The property boasts 3 double bedrooms 2 bathrooms with an extra guest WC. The bedrooms come with fully fitted wardrobes with LED lights and the Master bedroom includes it's own walk-in wardrobe for that added touch of luxury. The large lounge and open plan kitchen area creates a light and bright space from the high ceilings and the use of the terrace windows. The entrance hall has a beautiful stone wall feature leading you on to the bedroom areas.

Kitchen and bathrooms are finished with the highest qualities from Porcelanosa including top of the range electrical appliances in the kitchen and under floor heating in the bathrooms, Schüko aluminium carpentry for doors and windows and centralised air conditioning including Air-Zone which allows you to have a different temperature in every room. Also included is a Domotica / Smart Home system to control the main functions such as lights, air conditioning and exterior shutters.

The large terrace area overlooking the private swimming pool is accessed via the lounge and the master bedroom, here you have stunning views of the green areas and nature of the community.

Las Colinas Golf Resort is in a natural environment, surrounded by Mediterranean forests, with walking and cycling routes. The resort includes an 18-hole golf course, as well as a small commercial area, with a Club House, pro-shop, restaurant, and a tennis and sports centre. All residents also enjoy exclusive access to the Beach Club at the fantastic, Blue Flag beach of Campoamor, which is less than 15 minutes away by car. The resort is perfectly situated between the two main airports of Murcia and Alicante, which both can be reached in an hour. The AP7 and N332 motorways also make it quick and easy to reach other tourist areas like Torrevieja, Orihuela Costa and Alicante in the North as well as

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|-------------------------------|-----------------------|--------------------------------|
| 3 sovrum                      | 3 badrum              | 176m <sup>2</sup> Bygg storlek |
| 735m <sup>2</sup> Tomtstorlek | Simbassäng            | Pool                           |
| Private pool                  | Parking               | Private parking                |
| Close to golf                 | Close to supermarkets | Close to restaurants           |
| Fitted wardrobes              | Fitted kitchen        | Fitted bathroom                |
| Air conditioning              | Enclosed Plot         | Garden                         |
| 24h security system           | Gated complex         | Reinforced door                |
| Garden & pool views           | Golf views            |                                |



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