

## 5 chambre Villa à vendre dans Denia, Alicante

475.000€



This impressive three-story villa combines the tranquility of a residential area with proximity to the sea. Dénia, known for its large port with direct ferry connections to Palma de Mallorca and Ibiza, is beautifully located next to the coast and just an hour's drive from the international airports of Valencia and Alicante. Built in 1996, this villa is situated on a gently sloping plot and has been continuously modernized to provide maximum comfort.

The house has electric shutters, burglar-proof grilles and an efficient heating system.

The spacious villa comfortably accommodates up to 10 people, making it ideal for both habitation and vacations.

The villa is strategically located near public schools, in one of the best residential areas of Dénia, where the sun shines all year round.

Just 1 km from the center of Dénia, 1.5 km from Las Rotas and the beaches, and 2 km from several supermarkets, its location is unbeatable.

It is also 9 km from the prestigious La Sella golf course.

The property's fully fenced garden is a real oasis, with green areas, palm trees, orange and banana trees.

The villa also offers fantastic sea views and is equipped with a 4 x 10 meter pool with Roman steps, ideal for enjoying the hot summer days.

With TV and internet connection, this villa is ready to move in and start enjoying life on the Costa Blanca.

Do not miss the opportunity to live in this charming villa in Dénia, where comfort and luxury can be found in every corner.

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|---|----------------------|--|
| 5 chambres                              | 4 salles de bains    | 340m <sup>2</sup> Taille de construction |
| 789m <sup>2</sup> Taille de la parcelle | Piscine              | Air Conditioning                         |
| Alarm                                   | Automatic irrigation | Balcony                                  |
| Double glazing                          | Electric shutters    | Electricity                              |
| Garden                                  | Heat pump            | Patio                                    |
| Pool                                    | Storage              | Terrace                                  |
| water                                   |                      |  |



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