

## 5 bedroom Villa for sale in Orihuela Costa, Alicante

325,000€



In one of the quietest and most exclusive areas of the VillaMartin Urbanization, in Los Dolses, is this beautiful villa with views to green areas and perfect for a large family or to earn a good income with a double lease. The property is located close to three golf courses: Las Ramblas, Campoamor and Villamartin. It also has very easy access to the AP 7 motorway exit, with direct connection to the airports of Alicante (ca. 40 Km) and Murcia (ca. 40 Km). There is a communal swimming pool with gardens, where you can enjoy sunbathing and swimming. The size of the villa is ideal for those looking for space, or to have guests and friends over; with its 5 bedrooms, 3 bathrooms and a good garden area. The plot of 350 square metres is perfect for space and a sense of independence but not so large as to require a lot of maintenance and work. The villa is south facing on its main façade, terraces and solarium, so it has sun practically all day long. This villa is certainly a dream for many. And from the spacious garden through the terrace you enter the house. This first terrace oriented to the South-Southwest, has sun all day but at the same time, being open to the green area, lets in all the breeze, from this spacious terrace with space for sofas and tables, leads to the main door of the house with armoured door, which opens to the living and dining area, with fireplace, spacious and bright, and a kitchen with breakfast bar, with granite countertops, appliances and a laundry area next to it. Also on the ground floor there are two large bedrooms with fitted wardrobes and a bathroom with bathtub. On the first floor with access by the interior staircase with two flights and easy ascent, leads to the master bedroom on suite, with private bathroom with shower, and a good wardrobe and direct access to the large solarium. And important part of the house, in the basement, with separate entrance through the interior staircase of the house, with its door that can be opened or locked for privacy of both separate areas, but also from the rear access street where you can park the car right at the back door of the house, and directly opening its glass door that leads to a very large living room, which can be used as a play area, for hobbies, and that together with two complete bedrooms, one of them with dressing room, and with a bathroom with shower and easily accessible for people with mobility problems, which makes this area perfect for older people, teenage children or even renting, to have a separate dwelling from the main one. All floors

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|-----------------------------|--------------------|----------------------------------|
| 5 bedrooms                  | 3 bathrooms        | 225m <sup>2</sup> Build size     |
| 350m <sup>2</sup> Plot size | Swimming Pool      | Communal Pool                    |
| Games Room                  | Garden             | Near Golf / Golf Resort Property |
| Near Trees                  | Solarium: Yes      | Air Conditioning: Yes            |
| Under-Build / Basement      | Has Main Electric  | Location: Rural, Urbanisation    |
| Terrace: 100 Msq.           | Double Bedrooms: 5 | Useable Build Space: 200 Msq.    |
| Beach: 2400 Meters          | X                  | Fully Furnished                  |