

## 4 bedroom Villa for sale in Rojales, Alicante

450,000€


This modern, renovated detached villa offers a blend of style and functionality, perfectly positioned close to local amenities for added convenience. The property features four spacious double bedrooms, three bathrooms, and a private 8x4 meter pool, making it an ideal choice for both families and those who love to entertain.

Entry is through large glass windows, leading into an open-plan space that combines a fully fitted kitchen with a cosy living area, ideal for relaxed living. The main level hosts three double bedrooms, each equipped with air conditioning and fitted wardrobes. The master bedroom includes an ensuite shower room with the luxury of underfloor heating, while a shared shower room serves the remaining bedrooms. A converted utility room on this level has been repurposed into a practical office space.

The outdoor areas are designed for maximum enjoyment. The villa has a southwest-facing garden that allows for sun throughout the day and is complemented by a private pool, multiple seating areas, a bar, and an outdoor kitchen space, ideal for gatherings or quiet relaxation. The back garden offers additional greenery with fruit trees and plants, and an underbuild provides ample storage space.

An external staircase leads to a roof terrace, where an additional double bedroom is located. This upstairs suite includes air conditioning, a private terrace, and an ensuite shower room, offering guests or family members a quiet retreat with views of the surrounding area.

For secure access, the villa has electric gates and a private driveway. Sold part furnished, this property allows buyers to add their own touches while benefiting from high-quality finishes and a well-thought-out layout that seamlessly blends indoor and outdoor living spaces.

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|  4 bedrooms                  |  3 bathrooms |  130m <sup>2</sup> Build size |
|  532m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> Part furnished   |
| <input checked="" type="checkbox"/> Private parking  | <input checked="" type="checkbox"/> Local Tax (Annual): 260                                     | <input checked="" type="checkbox"/> Fully Fitted Kitchen   |
| <input checked="" type="checkbox"/> Open Plan Kitchen  | <input checked="" type="checkbox"/> Pool  | <input checked="" type="checkbox"/> Terrace  |
| <input checked="" type="checkbox"/> Heating  | <input checked="" type="checkbox"/> Built year: 1988  | <input checked="" type="checkbox"/> Washing machine  |
| <input checked="" type="checkbox"/> Air conditioning   | <input checked="" type="checkbox"/> Pool type: Private  | <input checked="" type="checkbox"/> Drive way  |
| <input checked="" type="checkbox"/> Fitted wardrobes   | <input checked="" type="checkbox"/> Quiet Location  | <input checked="" type="checkbox"/> WIFI available   |
| <input checked="" type="checkbox"/> Accessibility\proximity: Airport 30m                                       | <input checked="" type="checkbox"/> Accessibility\proximity: Commercial areas                   | <input checked="" type="checkbox"/> Accessibility\proximity: Restaurants   |