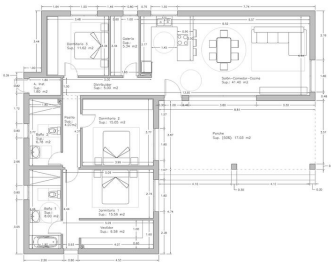
















## 3 sovrum Villa till salu i Pinoso, Alicante

379.000€



**KEY READY JULY 2023!!!** Introducing a stunning new build villa located on the outskirts of town, featuring 3 bedrooms, 2 bathrooms, and modern finishes throughout. The villa is constructed using high-quality materials and a top-notch construction process. With a occupation area of 178.76m<sup>2</sup> - you can build an additional 71m<sup>2</sup>. The plot size os 8,802m<sup>2</sup> but the builder wil include an additional almost 5,00m<sup>2</sup> in the price to give you a total of 13,781m<sup>2</sup>. Includes a pool and terracing in the build price. The foundation of the house includes a waterproof layer to protect against ground moisture, while the exterior walls boast a layer of thermal and acoustic insulation to provide high energy efficiency with a minimum classification of C\_B. The interior walls are customizable to meet the client's needs and preferences, and the roof features a waterproof sheet and thermal insulation layer. Inside the villa, you'll find high-quality finishes on the flooring and tiling, with a wide range of options available to suit your taste. The pre-installation of air conditioning and heating ducts ensures year-round comfort, while a arotherm water heating system provides hot water for added sustainability. The villa includes PVC exterior carpentry with double glass for optimal comfort and design, and interior carpentry made of colored wood according to the client's choice. The bathrooms feature ROCA brand or similar fittings, while the fully furnished kitchen includes high-quality furniture and a stone worktop. Additional facilities can be built on the plot, such as garages, barbecues, and warehouses, with decorative walls and additional terraces also available. The villa can be outfitted with underfloor heating, diesel, pellet, and electric boilers, a home automation system, and CCTV security systems. Experience the ultimate in modern luxury living with this exquisite new build villa. **MEMORY OF QUALITIES OF OUR HOUSES** » All our homes are equipped with high quality materials and the construction process. » Under the foundation of the house there is a waterproof layer as a moisture barrier for the entire base of the house. » In addition, another waterproof sheet has been placed on the foundation to double guarantee protection against ground humidity. » The exterior walls of the accounts with the layer of thermal and acoustic insulation to give the homes a high energy classification. » All the interior walls can be changed at the client's choice, that is, the division of the rooms can be adapted to the client's needs. » The roof has its

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|---|--|--|
|  3 sovrum                         |  2 badrum           |  150m <sup>2</sup> Bygg storlek |
|  10.000m <sup>2</sup> Tomtstorlek |  Covered Porch      |  Mains Sewerage                 |
|  Fenced plot                      |  Open Terrace/Patio |  Utility room                   |
|  Swimming Pool                    |  Mains Water        |  Mains Electric                 |
|  Telephone                        |  Internet           |  |