



Spanish Property Sales

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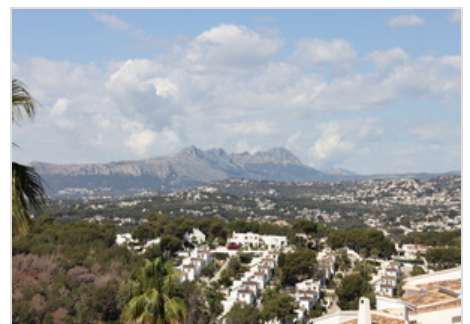
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3 slaapkamers Villa onroerend goed in Moraira

Moraira, Alicante, Spain

1.550.000 €

Referentie: 731522



Slaapkamers	Badkamers	Huis	Perceel	Zwembad
3	3	368 m ²	742 m ²	Yes



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Omschrijving

A Mediterranean Haven in El Portet, Moraira!

Nestled in the prestigious enclave of El Portet, Moraira, this 3-bedroom villa is more than just a residence—it's an invitation to embrace one of the most desirable lifestyles on the Costa Blanca. The property is set in a commanding position with sweeping views over El Portet bay and captures uninterrupted panoramas stretching across the shimmering Mediterranean to the iconic Peñón de Ifach. The property was built in 1977 to a high specification and has an energy performance rating of D. It also benefits from Solar power.

Entering the property from the main access road you find the garage and ample off-road parking. A number of steps lead to the first level with stunning sea views and beautiful large pool with roman steps and large terraces. There is a large Naya with seating and dining area, all with amazing sea and mountain views and magical sunsets. Also, on this level there is an indoor summer kitchen/dining area with seated breakfast bar. To the left leads to a large double bedroom and en-suite bathroom. To the right is the stairs leading up to the second level/ main living area.

Second level / primary living spaces: Spacious open-plan design with amazing sea views and large windows allowing for maximum natural light. The living room showcases sleek, modern furnishings flowing into the dining area and a generous outdoor terrace, this space is perfect for entertaining or enjoying peaceful moments overlooking the sea.

Adjacent to the living room is a fully equipped, state-of-the-art kitchen. Featuring premium appliances, streamlined cupboards, and ample worktops. The kitchen has been designed for both casual meals or more sophisticated culinary endeavours. A separate guest bathroom adds convenience for visitors.

Also, on this second level is the master double bedroom with fitted wardrobes and en-suite bathroom. This tranquil space offers both comfort and style.

Stairs up lead to the third floor with large attic bedroom with access to a private terrace with lovely elevated views of the coastline and mountains. This floor also includes a large office space, perfect for remote work. Alternatively, it is possible to create another en-suite bathroom with a much smaller office space.

To the rear of the property there is another covered terrace, storage area and gardens with access to the top road offering more parking areas. This access make it easier to bring in the groceries, with stairs leading down to the kitchen, however,

an architect is currently working on a project to make it possible to have an automated platform /rail system for easier access down from the top level. We should be able to provide an update on this project, hopefully with plans and pictures by mid-June 2025.

- Windows are durable aluminium construction, double glazed and with Mosquito nets.
- Air conditioning, hot & cold to the lounge, three bedrooms and office.
- Solar system with 22kWh batteries.
- Heat pump for hot water and underfloor heating throughout
- Internet Fibre 1Gb
- Garbage per year 276.00 IBI tba

• Energy performance rating : D

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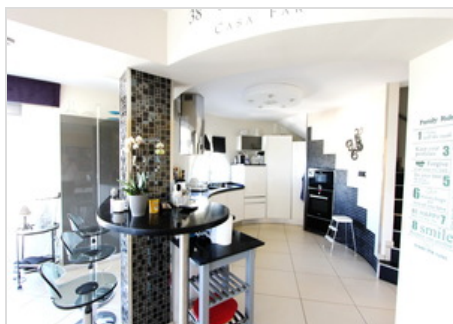
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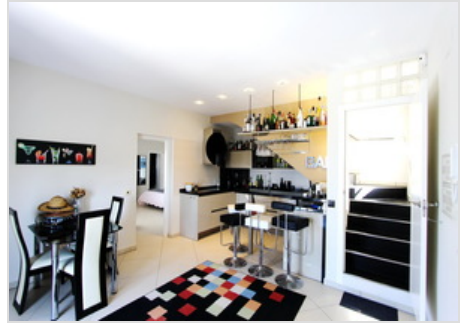
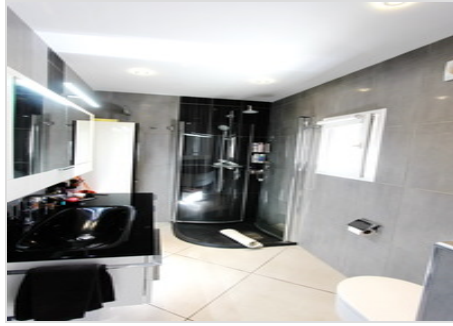
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