



**Property type :** Detached Villa

**Location :** Elviria

**Bedrooms :** 3

**Bathrooms :** 3

**Swimming pool :** Private

**Orientation :** South

**Views :** Sea views

**Parking :** Closed Garage

**House area :** 386 m<sup>2</sup>

**Plot area :** 1272 m<sup>2</sup>

✓ Close to golf

✓ White goods

✓ Close to sea

✓ Alarm system

#### STUNNING DETACHED VILLA IN ELVIRIA WITH SEAVIEWS

This luxurious villa is perfectly positioned just a 5-minute drive from pristine beaches. This exquisite property boasts breathtaking sea views and offers a harmonious blend of elegance and modern comfort.

##### Living Spaces:

- A generously sized living room, designed to flood the space with natural light through expansive sliding doors, offering seamless indoor-outdoor living.
- A large terrace with stunning sea views, equipped with a pool and a BBQ area, perfect for entertaining and relaxing. The terrace also features electric shades for optimal comfort.

##### Bedrooms:

- Three large bedrooms, including a spacious master bedroom on the ground floor with an en-suite bathroom for your ultimate convenience.
- Two additional bedrooms located on the first floor with 2 more bathrooms

##### Kitchen:

- A modern, fully equipped kitchen featuring top-of-the-line Siemens appliances, including an oven, combi micro oven, and dishwasher.
- A warm water system regulated by a pump, ensuring no water waste.

##### Sustainability and Efficiency:

- Pre-installed air conditioning with vents for optimal climate control.
- A robust 5.5 kW solar power system connected to 4.2 kW batteries, promoting energy efficiency and sustainability.
- An electric car connection in the spacious garage.

##### Additional Features:

- The large garage offers immense potential, with ample space to be easily converted into a separate apartment, providing flexibility for additional rental income.



