

TE KOOP



752704  
Moraira

€ 1.990.000



**KANTOOR IN SPANJE**

Carrer les Capelletes 37-1  
03726 Benitachell (Alicante)

**KANTOOR IN NEDERLAND**

Daam Fockemalaan 22  
3818 KG Amersfoort

Tel. +31 (0)33 258 46 17

Mob. +31 (0)6 83 707 000

# KENMERKEN

Prijs	€ 1.990.000
Woningtype	Villa
Woonruimte	466m <sup>2</sup>
Perceeloppervlakte	2.040m <sup>2</sup>
Woontype	Bestaande bouw
Stad	Moraira
Adres	752704



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# OMSCHRIJVING

Set in the exclusive Pla del Mar enclave of Moraira, this exceptional villa combines elegance, comfort, and sweeping sea views that extend to the iconic Peñón de Ifach in Calpe. Situated on an expansive double plot with a desirable southwest orientation, the property offers both ample space and privacy in one of the town's most sought-after residential areas.

## Property Highlights

This impressive two-level home is thoughtfully designed to maximize natural light, views, and functionality. The main floor welcomes you with a bright and inviting living area, enhanced by a fireplace and elegant architectural arches. A spacious dining room opens directly onto a terrace, seamlessly connecting indoor and outdoor living spaces.

The modern kitchen is fully equipped and includes a pantry and an American-style refrigerator, making it ideal for both everyday living and entertaining. On this level, you will also find three well-proportioned bedrooms, including a luxurious en-suite with its own dressing room, as well as a guest toilet.

The upper floor is dedicated to privacy and comfort, featuring two elegant suites. Each suite includes a dressing room, a private bathroom, and access to a covered terrace with spectacular views of the sea, the Peñón de Ifach, and the Bernia mountains.

## Outdoor Living and Amenities

The exterior spaces are designed for year-round enjoyment of the Mediterranean climate. Highlights include a heated swimming pool with a slide, shaded pergola areas, expansive terraces, a jacuzzi zone, and a landscaped garden featuring an artificial lawn. A covered veranda with barbecue facilities offers the perfect setting for outdoor dining and entertaining.

Additional features include gas central heating, air conditioning, a security alarm system, a garage with space for three vehicles, and an additional carport.

## A Prime Lifestyle at Pla del Mar

This villa epitomizes refined living in one of Moraira's most prestigious neighborhoods. Boasting exceptional views, a spacious layout, and high-quality features, it is ideally suited as a permanent residence or a luxurious holiday retreat—offering a truly elevated Mediterranean lifestyle.

Call now for more information on this outstanding property.



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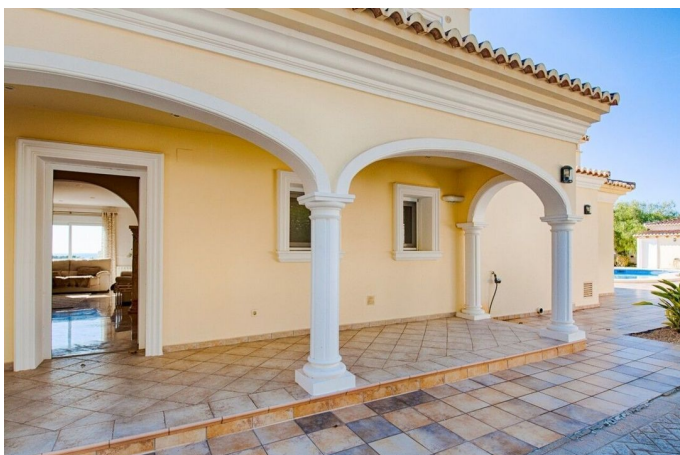
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# FOTO'S



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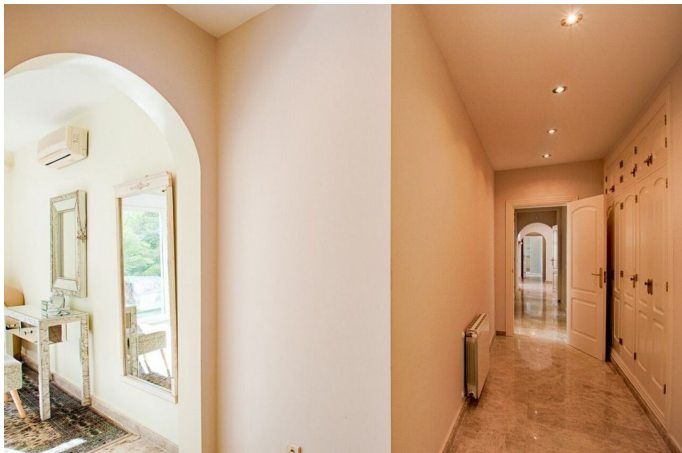
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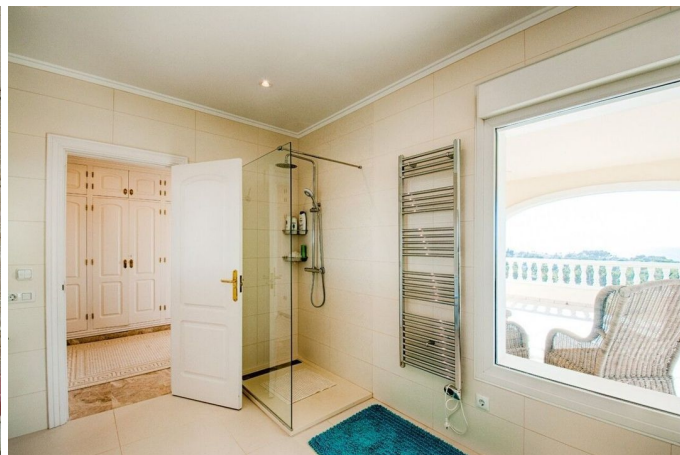
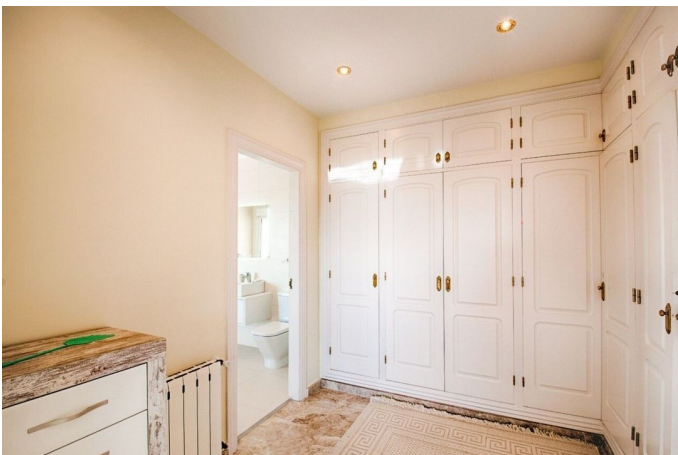
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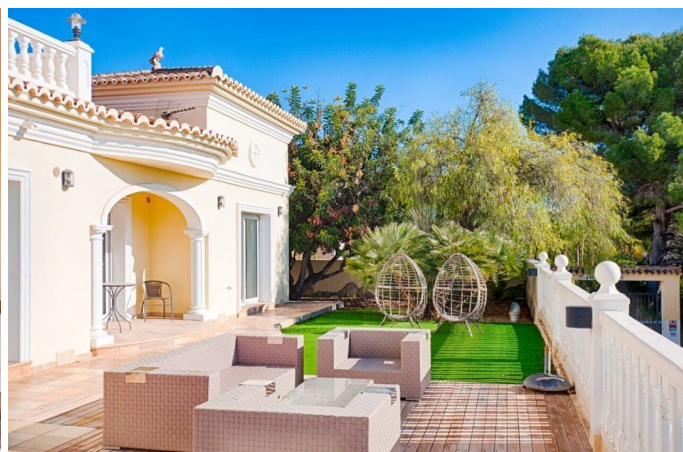
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