

# Views, charm and privacy: a unique estate in nature just minutes from Dénia

Alicante, Beniarbeig

🏠 616 m<sup>2</sup> Built Area   🛋️ 2 Living Rooms   🛏️ 5 Bedrooms   🚿 4 Bathrooms

€ 2,195,000

ID1/1112



# Description

Located in a truly unique setting, this estate blends harmoniously into a landscape of orange groves that evoke the most authentic essence of the Marina Alta. A privileged natural environment where silence and tranquility prevail, completely free from noise pollution, making it a perfect retreat to disconnect.

Despite its absolute privacy, the property enjoys excellent connectivity: it is just a few minutes from the charming village of Beniarbeig and only a 10-minute drive from Dénia and its beaches, perfectly combining the serenity of the countryside with proximity to all amenities and the sea.

From the estate, one can enjoy stunning panoramic views encompassing the Mediterranean Sea, the imposing Segaria Mountain, and the surrounding natural landscape.

Unlike many properties in the area, which are often restored from older buildings, this home was built from the ground up. This has allowed for the integration of large windows that flood every room with natural light, preserving classical beauty while adapting to modern living needs. The estate combines the aesthetics of traditional 20th-century Alicante architecture with the comfort and contemporary design of the 21st century.

The main residence is functionally distributed over three levels, with a total built area of 616 m<sup>2</sup>:

- Basement (319 m<sup>2</sup>): Garage for two vehicles, gym room, wine cellar, utility room, and several spacious areas for storage, leisure, or additional installations.
- Ground floor (172 m<sup>2</sup>): Includes interior spaces and covered and open terraces with direct access to the pool. Living room, dining room, kitchen, 3 bedrooms with garden access, 2 bathrooms, and a guest toilet.
- First floor (86 m<sup>2</sup>): Living area and master bedroom with en-suite bathroom, both with access to an open terrace.









The outdoor areas feature a swimming pool with a water surface of 90 m<sup>2</sup>, strategically positioned to enjoy both the views and the sun, three wooden pergolas imported from Bali, a jacuzzi, and a fully equipped wooden guest house with a mezzanine (24 m<sup>2</sup>), including a bedroom, living area, kitchen, and bathroom—ideal as an independent guest apartment.

The property sits on a 13,293 m<sup>2</sup> plot, composed of two adjoining parcels. The agricultural areas are mostly flat and not arranged in terraces, while the main area is divided into distinct zones for parking and leisure. A 195-meter natural stone retaining wall was designed and built to provide access to the estate.








## General

- Built Area: 616m<sup>2</sup>
- Plot: 13293m<sup>2</sup>
- Floors: 3
- Bedrooms: 5
- Bathrooms: 4
- Living rooms: 2
- Year of construction: 2005
- Condition: excellent
- Sea view
- Mountain View
- Open views
- km. to the sea: 10
- km. to the city center: 2
- km. to the supermarket: 2



## Outdoor

-  Pool
-  Private garden
-  Gym
-  Water well
-  Parking space
-  Storage room
-  Covered terrace
-  Terrace

## Indoor

-  Laundry Room
-  Wine cellar
-  Basement
-  Air Conditioner
-  Heating
-  Fireplace
-  Guest WC

## Additional

-  Satellite TV
-  Internet
-  Alarm