

## New modern style villa with sea views and 300 meters from the beach in Las Rotas

Alicante, Denia

**Sold**

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

ID1/1756

Price on  
request



# Description

Exclusive villa just finished located on the hill of San Nicolás -Las Rotas- with panoramic and frontal views to the sea, to the bay of La Marineta Casiana and to the Port Marina of Dénia. Direct line access to the promenade and the sandy beach just at 300 meters; The Nauticals Clubs 'Real ClubN'autico' and 'La Marina de Dénia' are less than 1 km away and the main street Marqués de Campos is less than 2 km away.

The constructed area with terraces of the house is 578 m<sup>2</sup> and is distributed in 3 levels.

-Main floor: hall, living room combined with dining room and kitchen, one bedroom and one bathroom. Access to a covered and uncovered terrace with summer kitchen, infinity pool and outdoor shower and toilet. The area of this floor is 254 m<sup>2</sup>.

-Upper floor: 2 bedrooms en suite with a huge terrace. The master bedroom also has a dressing room. The surface of this floor is 138 m<sup>2</sup>.

-Basement: garage, living room with kitchen, one bedroom, one bathroom, laundry, cellar and games room. Surface of 185 m<sup>2</sup>.

The villa is equipped with: air conditioning, underfloor heating, alarm, Bosch/Balay kitchen appliances, double glazed windows with high class aluminum, interior LED lights, front security door, home automation system and hot water solar system.







Most rooms on the main and upper floor have sea views.

Do not hesitate to contact us to solve any question you may have or to arrange a visit, weekends included!

## General






- Built Area: 578m<sup>2</sup>
- Plot: 801m<sup>2</sup>
- Floors: 3
- Bedrooms: 4
- Bathrooms: 4
- Living rooms: 2
- Year of construction: 2018
- Condition: new
- Sea view
- Open views
- km. to the sea: 0,3
- km. to the city center: 1,7
- km. to the supermarket: 1
- Orientation: north

## Outdoor





-  Pool
-  Private garden
-  Barbecue
-  Parking space
-  Storage room
-  Covered terrace

-  Terrace

## Indoor

-  Laundry Room
-  Wine cellar
-  Air Conditioner
-  Heating
-  Fireplace

## Additional

-  Internet
-  Alarm
-  Security door
-  Furnished